

# HOME & DECOR

SINGAPORE

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sideboards  
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display

Property  
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selling  
your  
overseas  
home

6 fail-proof  
plants  
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renovations  
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budget planning, timelines and more

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The Latest in Design and Decor News



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## HOT SEAT - CORONA CHAIR

Despite its simplistic design, a lot of thought went into designing the Corona.

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## CHECK OUT - LUXE SINGAPORE

Sophisticated and serene – that's how we would describe the light and bright contemporary interiors of restaurant Luxe Singapore.



ART

## ART - STUDIO VISIT: CHIEW SIEN KUAN

This local contemporary artist turns discarded items into thought-provoking installations.

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## CHECK OUT - THE TEMPLE HOUSE

It's named The Temple House but, don't worry, there's nothing sacrilegious about this hotel within the Chengdu Daci Temple Cultural and Commercial Complex.

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Founder and creative director of Thai lifestyle brand Greyhound.

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## PEOPLE - ZOYA CHAUDHARY

The artist behind homeware brand The East Story.

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## NEW SHOP - KING LIVING

Transformable modular sofas, and other contemporary furniture.

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## NEW SHOP - EDD+

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The perfect finishes for your home – for every budget and style.

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Often overshadowed by its functional purpose, sideboards can also set the look of your space.

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### RENOVATION WORKBOOK

Filled with checklists, tips and useful information, this planner will help you organise and record the progress of your renovation.

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LIGHT  
YEARS



Orient pendant lamp

Lightyears brings together modern interpretations of the familiar and refined lighting technology for optimum illumination. A nuanced contemporary expression that emits a distinctive perspective in any space.

# HOMES



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## CHANNELLING CHANEL

Using the classic combination of black and white, this apartment was modelled after the French fashion house's inimitable style.



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## BUILT TO FIT

The homeowners wanted room to entertain, but still have enough furniture. The clever solution lay in tuck-away mobile units.



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## A CLASSIC CHARACTER

Tranquil colours and a traditional vibe swathe the home of this young family – it's the perfect antidote to a busy day.



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Plenty of reshaping was needed to tailor this home's slender layout to the growing family.

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## ANTIPODEAN STYLE

Take Australian style, add a Scandinavian touch, and a sprinkle of Asia.



COVER HOME

photography VEE CHIN art direction DON TAN



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## DIGITAL EDITION EXCLUSIVE

### GET SOME SPACE

Not everything can just be shoved into a storeroom or a general storage facility. These storage facilities provide unique services to cater to your particular needs.

### STRETCH YOUR RENOVATION BUDGET

Doing up your home, but don't want to spend a bomb? Here are a few substitutes you can make.

## PROPERTY

In part two of our three-part special on foreign property, read about what's important to know for a new property investor.

# I44



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## get ready to reno

Looking back on my renovation, I have to say that, for me, the most enjoyable (*and* the most difficult) part of the process lies in the selection of materials. Unless your property comes with finishes you love and intend to keep, you will have to choose what you want for your floors, walls and countertops.

The idea is to have a pretty clear picture of the look you're after, which streamlines the choices. Then, there are also practical issues to consider. There are a myriad of materials you can use to achieve your vision – each with their pros and cons. And we're not even talking about design, yet.

We want to make that choice easier for you, with *At Surface Value* on page 74. Covering floor finishes, countertops and walls, and helpfully arranged according

to budget, we list 16 materials you should know, and their properties. The *Real Fakes*, on page 80, uncovers laminates, tiles, wallcoverings and more that successfully impersonate natural materials, for a fraction of the cost!

Then, take charge of your renovation, and keep track of the process with our *Renovation Workbook* on page 89. It's full of useful checklists and tips! As a bonus, we've also included cost-saving tips, and the things you should know before hiring a contractor, only on our digital edition.

Not renovating? Take a leaf out of design blogger Lottie's gorgeous sunny home on page 94, and see how she turned a blank space into a cover-worthy home. We're definitely inspired, and we hope you are, too!

REBECKKA WONG  
EDITOR

*Rebeckka*

**P.S.** Our annual *Home & Decor Fair* is back this October. Turn to page 156 for a first look at the special gifts and deals we've prepared for you!



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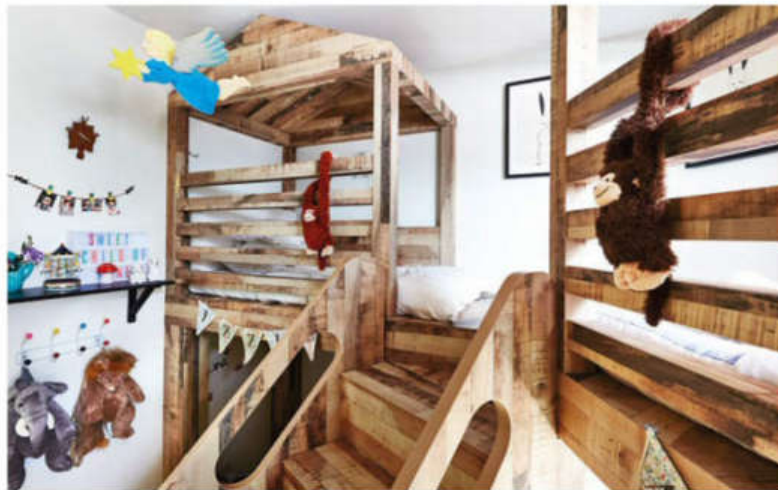


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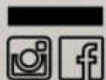
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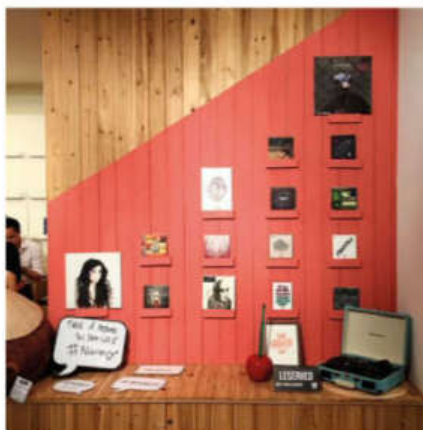
## OUT & ABOUT

A look at our favourite snaps from *Home & Decor's* Instagram account this month.  
Follow us at Homeanddecor\_sg to see what caught our eye,  
what inspires us, and what we're up to!



Scanteak has collaborated with design studio Outofstock to release the Holm collection, which sports friendly curves.

SUNTEC CITY



The new Naiise store at The Central has a pretty rad music section!

CLARKE QUAY CENTRAL



Gordon Ramsey's new restaurant sports industrial-chic accents, and an amazing view of the Marina Bay area!

MARINA BAY SANDS



The team behind The Floral Atelier, a floral boutique that also conducts workshops.

ENG HOON STREET



The King Living showroom, full of multifunctional modular furniture, is understatedly stylish.

KALLANG AVENUE



*The Brand Guide* by Foreign Policy is a design-focused compilation of successful local brands.

THE WORKING CAPITOL



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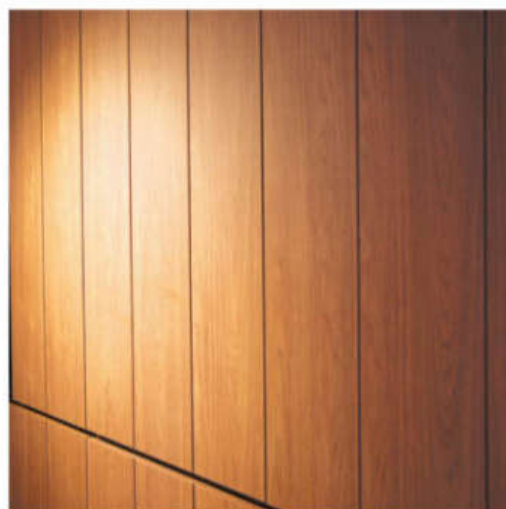
Every family uses the kitchen differently, so finding the right kitchen provider who understands your family's needs is essential. For his new home, which is located at Serangoon Gardens, homeowner Loh Zixu turned to DREAM Bespoke. A kitchen and wardrobe arm of the leading contemporary furniture dealer DREAM, the company provides made-to-order solutions.

His family had decided to do without a separate store room, so having sufficient storage in the kitchen is key. Also expecting frequent heavy cooking, he wanted ample ventilation for the wet kitchen, and an open and airy feel. DREAM's proposal stood out among the kitchen specialists we approved. Their suggestion of visually linking the wet kitchen and dry kitchen through the use of a glass sliding door was refreshing. I loved the idea of having the row of tall cabinets run continuously throughout the entire wet and dry kitchens." Loh says.

With the glass sliding door, DREAM Bespoke has created seamless movement and visual flow between the wet and dry kitchen. When heavy cooking is in action, the glass door keeps grease out of the dry kitchen.







In addition to layout, DREAM Bespoke gives utmost attention to quality workmanship and customised solutions for every project. The frameworks are manufactured by skilled craftsmen in-house using solid ply instead of chipboards and MDF boards typically used in imported kitchens. Storage placement is carefully considered and selected after thorough discussions about every need with the client.

As a purveyor of designer furniture, the company also brings with each project extensive and up-to-date understanding of design. In Loh's kitchen, for example, the team proposed timber strip details to accentuate the sense of height in the kitchen.

Loh, who is an architect, says, "As somebody who has since worked with quite a few other specialists, I have to say I am most impressed by their presentation and clarity of drawings. I knew what we were getting immediately. Their rationale for their proposed design was conveyed clearly. And they talked us through exactly why everything was placed in a certain way."

"...DREAM's proposal stood out among the kitchen specialists we approved..."

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## Corona Chair

### *Why We Love It*

Despite its simplistic design, a lot of thought went into designing the Corona. It echoes the flexibility, strength, and form of the human spine, and allows users the freedom to move and be comfortable in it thanks to its curved cushions and no armrests.

The original – designed in the early 1960s and manufactured by Danish furniture company Erik Jorgensen – was crafted from solid oak and named the Pyramid. It was later released in the current steel version. The positioning of its oblong cushions, placed against a steel frame, give the impression of the seat being suspended.

### *Who Designed It*

The Corona was designed by Danish designer Poul Volther, who believed that quality and functionality – not fads and trends – were imperative to good design.

He started his career as a cabinetmaker before teaching at Denmark's Design School, where he espoused "form follows function" ideas. Although he was also known for producing the J110 Windsor chairs for Danish design company Hay, the Corona is his most famous design. However, it was only in 1997 (over 30 years after he released the Corona) that Poul achieved international recognition for it.

### *What It Inspired*

Since its launch, the Corona continues to be manufactured by Erik Jorgensen, but is now available in a variety of upholstery materials – from red, green, and cognac leather to textured strudseskind (ostrich) leather. ●



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SPiN



**1** Artist Chiew Sien Kuan surrounded by his tools and works.

**2** An unfinished work from the Artist's Workshop series, hung onto a steel bar left by the previous tenant.

**3** Studio signage with the words "artist's studio" painted on a "rojak" stall sign.

**4** Below the loft level are Sien Kuan's piano and artworks.

**5** The studio's raised platform provides a cosy area where the artist entertains guests or spends quiet time.



**STUDIO VISIT: CHIEW SIEN KUAN**  
THIS LOCAL CONTEMPORARY ARTIST TURNS DISCARDED ITEMS INTO THOUGHT-PROVOKING INSTALLATIONS

Chiew Sien Kuan's studio signage has the words "artist's studio" hand-painted in white over a plywood cutout of the letters that form the word "*rojak*" (Malay for "mixture"). Like a palimpsest (a manuscript which has words scraped off so that the page can be reused), this layered signage attests to his artistic role as a mediator across time and situations.

Sien Kuan obtained a Master of Fine Art and Design from the University of Tasmania, Australia, and his work investigates the symbolic meaning of machines from different eras and cultures. Initially trained in painting at the Nanyang Academy of Fine Arts here, he is best known for his mixed-media sculptures that resemble or feature a car, boat or airplane. For example, *Warm Machines* (2009) was an installation held at the Esplanade which paid homage to two milestones of human invention – the wheel and the light bulb – that span five millennia.

## HIS STUDIO

Sien Kuan sees his rented studio at Clementi Street 12 as "more than a workshop. It's also a place for thought, rest, exploration and recycling". The loft's lower level is a library and display area for items such as a piano and hunting tools of the *orang asli* (Malaysia's native people). Further in is the his main working area, where he stores his woodworking desk and carpentry tools. A raised platform near the window is where the 50-year-old artist holds meetings and gatherings with friends – or spends quiet time reading. The upper deck is used for storage.

Hardly needing to buy art materials, Sien Kuan usually obtains them "from nature", such as junk from dumpsters or leftover materials donated by his artist friends. Through the artist's hands, discarded tree trunks and metal parts have been transformed into public commissions,







such as the whimsical Artist's Workshop, showcased at the design festival Singaplural in 2014. "I'm no environmental activist," he clarifies, "but I enjoy recycling pre-loved objects to create pieces with a sense of connection with the past."

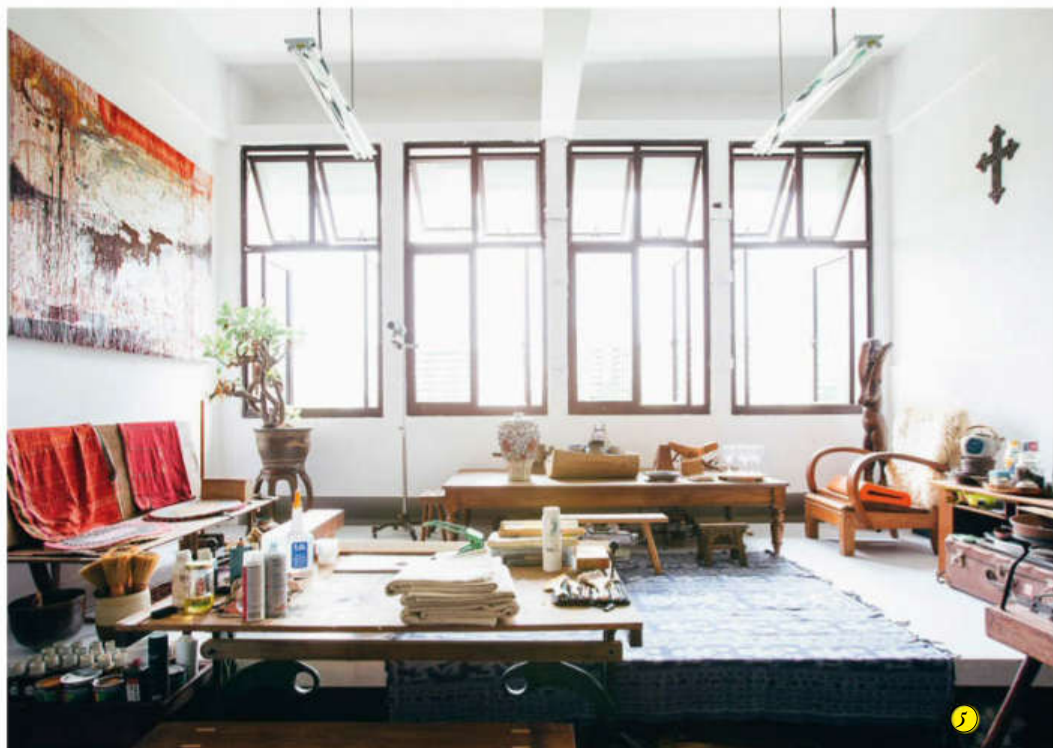
### HIS PROCESS

The self-professed "old-school carpenter" strives to make artworks that blend in with, rather than disrupt, the everyday environment. His Hanging Up (2011) series consists of bench-like wooden sculptures, with a piece of machinery suspended beneath the plank. "The only way that my wife would not mind having my art pieces at home is if they're useful," he explains jokingly. "The suspended parts accessorise a piece of functional furniture without adding any bulk."

Rather than referring to a sketch or design plan, Sien Kuan works with materials directly, which allows him to create spontaneously. The process may be long-drawn as he continues tinkering with the parts. "I don't like to force-fit or make drastic changes to the material," says the artist. "It's like matchmaking; I can see harmonising aspects even in the most unlikely pairing." ●



SIEN KUAN'S NEW PAINTINGS AND SCULPTURES CAN BE VIEWED AT THE ARTISTS ALLIANCE BOOTH AT ART STAGE SINGAPORE, FROM JAN 21 TO 24, 2016. SEE MORE WORKS AT [WWW.ARTISTSALLIANCESG.COM/CHIEW-SIEN-KUAN.HTML](http://WWW.ARTISTSALLIANCESG.COM/CHIEW-SIEN-KUAN.HTML).



CHECK  
OUT

## LUXE SINGAPORE

Sophisticated and serene – that’s how we would describe the light and bright contemporary interiors of restaurant Luxe Singapore. The dining area’s lightly hued palette is accented with blonde wood and tan leather Nordic-style furniture, as well as white marble finishes and gleaming metallic tones. A long, sleek bar forms the focal point of the space – a great perch for after-work drinks (try the refreshing tropical-inspired spritzers).

Luxe is a Sydney-based brand, with five bakery-cafe outlets in its native city. But here in Singapore as the group’s first overseas venture, the restaurant – designed by Victoria Hampshire of her eponymous practice – takes on a more refined look. “The space has a balance of highlights and neutrals, with warmth and texture infused into the clean, mostly white surroundings,” says Victoria. She also chose porcelain plates from Mud, a well-known Australian brand, for its beautiful craftsmanship and interesting forms that add to the dining experience.

The restaurant aims to bring a dose of luxury into everyday nosh, as seen in its elevated version of the sausage roll, which is handmade with pork and fennel. Helmed by renowned Singapore-born Australian head chef Chui Lee Luk, the kitchen serves up dishes inspired by her South-east Asian roots. Some creations that fuse regional ingredients and modern Australian fare are the grilled barramundi with rojak flower butter sauce and pandan madeleines with kaya. ●



LUXE SINGAPORE IS AT #01-04,  
1 KEONG SAIK ROAD, TEL: 6221-5615.



TOP LEFT  
The main dining area is kept light and bright, with neutral and light wood tones for a cosy but stylish look.

TOP RIGHT & MIDDLE, LEFT  
The refreshing Bondi Spritz and sausage roll are some must-tries!

MIDDLE, RIGHT  
The exterior of Luxe Singapore.

LEFT  
A burst of greenery, in the form of bottled succulents from Bottled Up Garden and more, add to the space.





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restored hundred-year-old courtyard, first built in the Qing Dynasty.

The hotel's restaurants and bars were designed by New York-based design firm Avroko, with concepts developed by renowned chef David Laris.

Located at street level, the Temple Cafe, Italian restaurant Tivano and cocktail bar Jing showcase exciting old-meets-new-world design concepts that bring buzz to the neighbourhood.

The Temple House is a part of Swire Hotel's The House Collective, a group of hotels that include The Upper House in Hong Kong and The Opposite House in Beijing. It's the only one among the three to be restored from heritage buildings. ●

THE TEMPLE HOUSE IS AT 81 BITIESHI STREET, JINJIANG DISTRICT, CHENGDU CITY, CHINA. VISIT [WWW.THETEMPLEHOUSEHOTEL.COM](http://WWW.THETEMPLEHOUSEHOTEL.COM).

CHECK OUT

## THE TEMPLE HOUSE

It's named The Temple House but, don't worry, there's nothing sacrilegious about this new hotel within the Chengdu Daci Temple Cultural and Commercial Complex. It gets its name from the thousand-year-old Daci Temple in the same complex, but is actually made up of four heritage buildings and a courtyard next to it. The buildings' restoration was a conservation effort started by the Chengdu City government and, now as a hotel, it houses 100 rooms and 42 adjoining serviced apartments.

UK-based architecture firm Make Architects designed the hotel with the intention of combining contemporary style with traditional elements. The buildings retain their old-world charm, featuring traditional materials such as timber, bricks and step-stones, with the hotel's entrance located in a

ABOVE  
The Temple House's entrance is located in a restored courtyard, which exudes a sense of peace and tranquillity.

RIGHT  
Italian restaurant Tivano welcomes diners with a low seating bar up front and an open kitchen and grill, so guests are able to see how its authentic Italian dishes are prepared.



LEFT  
The Temple Cafe features contemporary interiors, with wood surfaces, marble countertops and full-length glass windows that offer visitors a good view of the surrounding heritage buildings.



# LIFESTYLE STATEMENT



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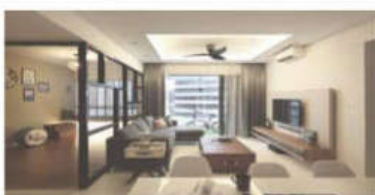
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## BHANU INKAWAT

FOUNDER AND  
CREATIVE DIRECTOR  
OF THAI LIFESTYLE  
BRAND GREYHOUND

Bangkok's growing fashion and lifestyle industry has had more than some help from Bhanu Inkawat, the founder and creative director of Greyhound, one of Thailand's most celebrated local design brands.

Greyhound started out in 1980 as a menswear label known for its minimalist street style, and has since expanded to include womenswear, accessories, the sub-label Playhound, and a string of cafes. Bhanu's keen eye for detail and a history of successful ventures make him a worthy juror for this year's President's Design Award, for which he was here recently.



### How did your advertising experience influence you as the creative director for Greyhound?

I was lucky to grow up in a Leo Burnett culture, which is all about creativity and doing things that haven't been done before. Its philosophy is: "When you reach for the stars, you may not quite get one, but you won't come up with a handful of mud either." This is something I live by every day. It helps me when I work on Greyhound.

### The Greyhound Cafe was one of the first in Bangkok to adopt an industrial style. Tell us more about that.

We were there at the right time and place. When we launched in 1998, there weren't many modern cafes around. You can say

that we were the first fashion cafe in Bangkok. [Industrial chic] is a basic style, which is why it remains relevant today, but how do you make it your own? Our approach is about little twists, whether they're in the statements on the wall, the uniforms, or the plates we use. We hope to open a restaurant here at the beginning of next year. Singapore is a small but sophisticated market, and a gateway to South-east Asia.

### What have you learnt from designing for both fashion and food?

With fashion, people ask: "What's new?" With food, they insist on sameness.

### You've been in advertising, fashion, and the food and beverage industry. What's your philosophy?

If you create something good, the business and money will follow. Quality is what makes you stand out and what you should live on. Part of our success is due to people appreciating the effort we put into details – the quality, the consistency, the style.

### How would you like Greyhound to evolve?

I want the team to understand the core value of the brand and keep improving on it. There's a saying – the old generation is the root of the brand, while the new generation is the fire that lights it up, and takes it to another level. ●



GREYHOUND IS LOCATED AT TANGS ORCHARD

ABOVE  
Greyhound's  
flagship boutique  
at Siam Center  
in Bangkok.

TOP RIGHT  
In the Greyhound  
Cafe, it's as much  
about decor and  
art as it is about  
the food.





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*Step into the world of a misty rainforest morning with this intricate jacquard weave, based on an original design hand-drawn in the Sheridan Sydney design studio. Exotic jungle flowers, vines and oversized leaves are woven together in soft silvery blues for a serene textural story and finished with tailored borders.*

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*\*Only selected designs available at Simmons*



PEOPLE

## ZOYA CHAUDHARY

THE ARTIST BEHIND  
HOMEWARE BRAND  
THE EAST STORY

Having grown up in an open and creative environment, it was natural for 33-year-old Indian artist Zoya Chaudhary to develop an artistic flair of her own. It is her love for hand-drawn illustrations and an intrigue for the East that propelled her to launch The East Story, a homeware label that combines Zoya's rustic style with eastern myths, legends, and culture. The brand's first collection is Murraqqa, a series of vibrant cushion covers inspired by Mughal art.

### Tell us about the designs in the Murraqqa collection.

The Mughal Empire made India their home in the 16th century, and with that came art that was elaborate, geometrical and traditional. I wanted to give it a modern edge. I illustrate by hand and you'll see that the prints are raw and uneven. The end product is less traditional, and more vibrant and fun.

Plus, my sense of style and art has always been colourful.

### Why are you fascinated by the East?

The West has always dominated (our lifestyles) – we speak their language, learn their poetry, and know their heroes – more than we know our own, or that of the East. When I sing British poetry to my kids now, it doesn't make sense because we hadn't seen those things in India. We need to know more about the East, too.

### How does your upbringing influence your work?

Both my parents went to drama school in India and are in the media industry, and I grew up in Bombay, where all the artists and filmmakers are. On top of that, my dad is Hindu and my mum is Muslim, which wasn't the norm back then. I wasn't confined to just one culture and I had a more open upbringing.

### How does colour play a role in a home?

Colour can be used to create dramatic decor for the home, and these can be used as focal points. For example, you can design around one colourful object.

### What else can we expect from the brand?

There aren't too many brands here with vibrant prints and I'm getting great feedback. Perhaps, with more options, people here will open up more to colour. We are planning to produce more quirky accessories and wall decor, so look out for that. ●



ABOVE  
From left,  
the Murraqqa  
and Emperor's  
Bird prints.

LEFT  
Zoya is a painter, a  
graphic designer, as  
well as an illustrator.

BELOW  
The Mughal  
Architecture print  
offers a glimpse  
of life in the  
16th century.



photo THE EAST STORY

SEE MORE FROM THE EAST STORY AT  
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## KING LIVING

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AND OTHER  
CONTEMPORARY  
FURNITURE

King Living may be a successful well-known brand in Australia, but it had humble beginnings. Founder David King started the business in 1977 with his mother; when the duo made contoured foam furniture at home, for sale at Sydney’s Paddy’s Market. David’s vision was to create sofas that are stylish, functional and long-lasting, and his products reflect these ideals up till today.

What’s really unique are the flexibility and versatility of each sofa. From a left or right chaise longue configuration with a separate ottoman, to a big corner unit, or even a guest bed, you can transform a sofa about eight different ways. Some models are particularly impressive – the Delta, Jasper Metro and Uno have up to 36 configurations! Sporting a clean, contemporary look, the sofas are so well designed that you wouldn’t think you were



**ABOVE**  
The King Living showroom, designed by local firm Designphase DBA, is simple and stylish, allowing the products to stand out.

**LEFT**  
A cosier second floor, accessed via the curved staircase, is furnished like an apartment to let homeowners visualise the furniture in their own spaces.

**FAR LEFT**  
The Jasper Metro sofa has up to 36 configurations and is available in premium fabric and luxurious leather slipcovers.



able to take its components apart. But thanks to the use of steel frames, rather than standard wooden ones, maximum modularity and superior strength can be achieved, explains David.

Practical features of the sofas include deep under-seat storage right down to the base and completely removable covers (in a wide range of fabric and leather), so you can easily clean them



RIGHT  
You can also get other furniture, such as shelving systems, and glass dining and coffee tables from Italian brand Former at King Living.

BELOW, LEFT  
The Felix Studio bed, which was designed for the Singapore market, is a sofa that can be extended to form a deep-seat sofa or a single bed, controlled by soft-touch buttons. It also features an LED lamp and side table attachment.

BELOW, RIGHT  
Upon lifting up the mattress support, the Serenade Storage bed reveals a hidden storage compartment as deep as its wood-finished base.



or change their look without having to replace the whole sofa. Smart features, such as the Qi charging system that allows charging of devices upon surface contact, and discreetly located gesture-control systems to adjust recliners, have also been integrated in certain models.

Furthermore, instead of conventional frames, King Living's sofas use a suspension system that is usually integrated into car seats. This ensures a firmer support, which makes the sofa last longer (and also makes for a more comfortable guest bed).

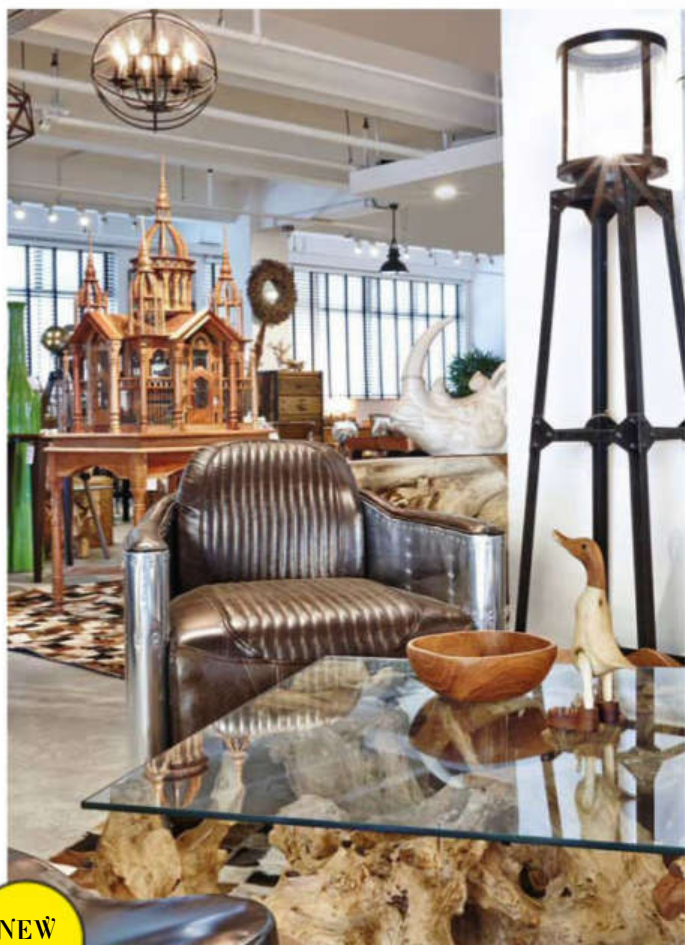
Another plus point: the components of each sofa come in separate boxes, so you can skip the hassle of trying to fit a too-large sofa into the lift or stairwell — a problem high-rise dwellers know all too well. In fact, David says, he and the Australia-based design team studied the layouts of HDB flats and other typical homes here, in order to come up with new designs that cater to the market.

Apart from King Living's signature sofas, the brand also offers beds and chairs with the same quality and thoughtful details. You can also get display shelving, glass tables and more from Italian brand Former here, to complete your home. Prices start from \$1,990 for a modular sofa. ●



KING LIVING IS AT #01-00 HONG AIK BUILDING, 22 KALLANG AVENUE, TEL: 6805-4198.





EDD+

NATURE-INSPIRED STATEMENT FURNITURE

EDD+ is a new furnishings store that wows customers with its larger-than-life statement pieces. The 3,800sqf space is home to handcrafted furniture and accessories from Central Java, all of which were designed to retain as much of their materials' natural form as possible – as seen in products such as a large, visceral root design table and goat-skin bar stools.

These are certainly worlds apart from the minimalist themes currently dominating the interior scene, but the EDD+ team feels that the charm of nature-inspired decor adds character to a modern-industrial space. For instance, the wooden abstract root sculpture (\$1,888) represents Mother Nature in all of her raw glory.

"The form and shape of our pieces are not fixed. We like that they don't conform to



a particular shape," says EDD+ assistant director Vivie Teo.

One of the shop's signature items is the Caveman chair (\$270), a distinctive seat that features goat fur as upholstery. Its untamed curls embody EDD+'s nature-driven concept.

Despite the exclusivity of these products, they do not come with hefty price tags. "As consumers ourselves, we know it's frustrating if only the rich can afford nice, large decor items. We wanted to make creative design more available, so we kept the prices affordable," says Vivie.

Other store highlights include the ceramic hippo (\$58), wooden table lamps (\$188), wooden centrepieces with hand-blown glass bowls (from \$88 to \$288), and an outdoor stool (\$258). ●

ABOVE  
Statement pieces include wooden abstract sculptures and root-design tables.

FAR LEFT  
Besides wood items, you can find leather and metal furnishings at EDD+, too.

BELOW  
Quirky furniture handles retail from \$8 to \$28.

LEFT, BELOW  
Every goat fur-upholstered item (from \$49 - \$599) is unique in design. Pictured is the Caveman chair.



EDD+ IS AT #01-07, 994 BENDEMEER ROAD, TEL: 6291 0990.






# 2015 S/S Collection

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\*colours may vary from actual product

 ATAK Surfaces Lifestyle Brand



# 2015 S/S Collection

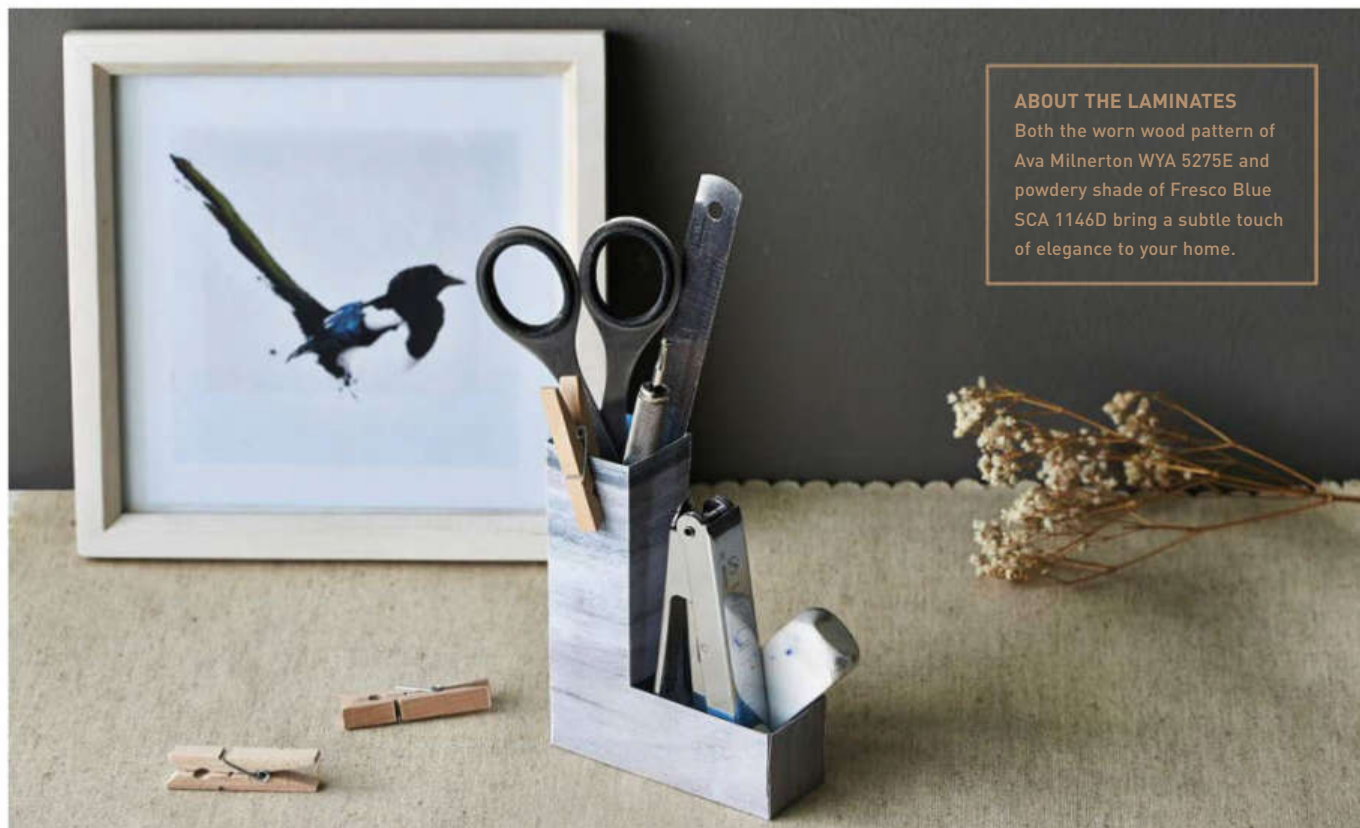
Fresco Blue  
SCA 1146D

[www.lamitak.com](http://www.lamitak.com)

\*colours may vary from actual product

 A TAK Surfaces Lifestyle Brand





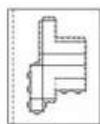
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Fold along the embossed lines to form an L-shaped container.



**STEP 3**  
Place your stationery in the pencil holder.

The natural beauty of smooth marble, the weather-beaten surface of wood exposed to the outdoors; these organic colours and textures you love are preserved, and can be used in your home, with Lamitak laminates.

Lamitak stands out from the crowd, thanks to the time and effort it spends researching its laminate prints. Each laminate collection takes you on a breathtaking tour of the world – from the rough wooden surface of an old Venetian door, to the time-worn stone walls of the Colosseum in Rome.

Take home their beautiful designs with the do-it-yourself project on the opposite page. Printed on one side is

Ava Milnerton WYA 5275E, a design that looks like silvery sun-bleached wood, and on the other, the soft, powdery Fresco Blue SCA 1146D, which echoes its cool hues.

Press out the perforated shape and fold it into a stationery holder. Take a photo of your completed holder and share it with us on Instagram, with the hashtag #Lamitak and #HomeandDecorSg!

Water- and scratch-resistant, Lamitak's laminates capture and maintain the beauty and texture of natural materials, giving you statement-making features for your home that endure.

For more information on Lamitak, visit [www.lamitak.com](http://www.lamitak.com).

Follow the brand on social media, too: [f @lamitak.studio](https://www.facebook.com/lamitak.studio) and [i @Lamitak](https://www.instagram.com/Lamitak)



THE HOLM COLLECTION  
RETAILS FROM \$299 TO \$1,799.  
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STORE, #02-443 SUNTEC CITY.

## A Family of Furniture

Scanteak's latest collection, Holm, is a well-orchestrated collection of family-friendly and space-saving furniture. Designed by local collective Outofstock, Holm is made up of six pieces that work well together or on their own, and created with the needs of the Singapore urbanite in mind.

The Valet table is at the perfect height for working (or having a meal) while lounging, while the Nest tables have proportions and soft-forms that make them suitable for children. To celebrate our nation's 50th year, only 50 pieces each of the Island sofa and daybed – which feature generous cushions that envelop the user snugly – will be released.



NEW  
SHOP

## Ligne Roset

Ligne Roset is known for its luxurious, as well as cutting-edge designs, and fans of the French brand will be pleased to know that its flagship store has opened at Millenia Walk. Signature pieces, such as the well-loved Ploum sofa (pictured above) and the Togo sofa, are displayed there, as well as new designs such as the Space range of storage consoles.

VISIT THE NEW  
FLAGSHIP STORE  
AT #02-29/30/31  
MILLENNIA WALK,  
TEL: 6238-8372.



## Double Up

Able to extend to twice its original size, the Double Up table by Bolia (\$1,086) is aptly named. The dining table is slim, and has a clean and simple design. Measuring 96cm-long when closed, it can be extended to 192cm for more dining guests. The Double Up table is available in both a veneer and laminate top. Pair it with the similarly slim Blade chairs (\$366 each) that were inspired by the Japanese *katana*, or sword.



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## Design Underfoot

Natural Genius, by Italian brand Listone Giordano, is a range of engineered wood for flooring with creative and unconventional designs. With the collection, you can deviate from traditional rectilinear planks, in favour of interesting geometric patterns!

VIEW THE COLLECTION AT DESIGN HUB, 30 TUAS BAY DRIVE, TEL: 6686-2002.



## World Series

As part of the 60th birthday celebrations of the Series 7 chair by Arne Jacobsen, its manufacturer Fritz Hansen asked architects all over the world to reinterpret the chair. You've seen our local versions, now look at what seven other international architects have done to the iconic seat. They include the Bjarke Ingels Group, Carlos Ott & Carlos Ponce de Leon, Jean Nouvel Design, Jun Igarashi, Neri & Hu, Snohetta and Zaha Hadid Design. Their chairs will tour the world before being auctioned to the United Nations Children's Fund.



GET MORE DETAILS AT [WWW.FRITZHANSEN.COM](http://WWW.FRITZHANSEN.COM).



PEOPLE

## Katie Jordan

HEAD OF INTERNATIONAL DEVELOPMENT AT BRITISH DEPARTMENT STORE JOHN LEWIS

### Tell us about the heritage of the brand.

John Lewis is 150 years old, and started as a drapers shop back in Victorian Britain, creating products for high society. The founder wanted customers to stay in the shop for longer, and started bringing in other brands, from different categories such as fashion, homeware, electronics and beauty. Eventually, John Lewis took on more of a department-store format.

### What can we expect from John Lewis?

We develop about 12 design themes each season. Currently, what's big are the Coastal (inspired by the British coast) and Fusion (inspired by North African culture) collections, and also the Croft collection – which is the key focus here. Croft reflects a relaxed, modern British style, with the slightly dreamy, romantic feel of a seaside town. It is about comfort, texture and natural materials. Hero products include recycled glass vases made in Spain, scented candles made in the UK and cushions with lovely blue and grey hues.

### Does the selection of products here differ from that of the other two Asian countries – the Philippines and South Korea – it's available in?

We found that customers here are looking for more premium products, as they are more discerning and prefer newer design styles. We've created bespoke products, such as bed linen, for this market, too. In the Philippines, the customer seems to be more into kitsch Britannia elements, such as Union Jacks. In Korea, the customer likes clean designs with neutral colour palettes.

JOHN LEWIS IS AVAILABLE AT ROBINSONS THE HEEREN, 260 ORCHARD ROAD, TEL: 6735-8838.





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## Fun Like Jelly

Kartell's Jellies family of tableware might be made of plastic acrylic, but retain a sophisticated edge thanks to its fun colour palette. We wouldn't expect anything less from designer Patricia Urquiola, who designed the line of plates, trays, glasses, bowls and carafes (from \$25) to resemble leaves and flowers. The pieces also bear a look similar to moulds once used for making jellies, hence the name.

KARTELL JELLIES ARE AVAILABLE AT SPACE FURNITURE, 77 BENCOOLEN STREET, TEL: 6415-0000.



## Luxury Table Games

Whoever owns this exquisite mahjong set in rosewood and swift calfskin, from the French luxury fashion house of Hermes, probably plays the game purely for kicks. The tiles are made of leather, and weighted for better stability, accompanied by a small rosewood ruler, tallies (used for scoring) made of rosewood with sycamore inlay, dice made of ebony, and hand-carved wind indicators. For storage, this all comes in a handsome solid rosewood box covered with printed leather.

THE MAHJONG SET IS PART OF HERMES' NEW AUTUMN-WINTER 2015 ACCESSORY COLLECTION. IT'S AVAILABLE AT HERMES BOUTIQUES HERE AT LIAT TOWERS, TAKASHIMAYA D.S., MARINA BAY SANDS AND SCOTTS SQUARE.



## Easy Care

You can't use mops that are too wet for wood floors, so the Bona Spray Mop is perfect for keeping them clean. It features a refillable spray cartridge, with a washable microfibre cleaning pad on a rotating head, to replace the back-breaking task of having to wring water dry in a conventional mop-and-bucket operation. The PH-neutral cleaning solution is also environmentally friendly, with local Green Label certification.

THE BONA SPRAY MOP RETAILS AT \$73.10, AT ALL SELFfix OUTLETS AND TAKASHIMAYA D.S.



# GRAFUNKT

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## Grafunkt Flagship

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#02-34/35/36 Millenia Walk  
Singapore 039596  
T 6336 6046

[grafunkt.com](https://grafunkt.com)



## Elephants Never Forget

The adorable Eames elephants are getting makeovers, in a charity project called A Child's Dream, with Teddy's Wish charity in the UK. Twenty-one renowned designers and architects, including Terence Woodgate, Lee Broom, Eley Kishimoto, Neri & Hu and Sebastian Wrong, will give these pachyderms donated by Vitra a new look, and auction them off for the charity, which aids research into Sudden Infant Death Syndrome.



THE ELEPHANTS WILL BE EXHIBITED AT DESIGNJUNCTION 2015 IN LONDON, FROM SEPT 24 TO 26. BIDS FOR THEM CAN BE PLACED AT [HTTP://THEDESIGNJUNCTION.CO.UK/CHARITY](http://thedesigndesignjunction.co.uk/charity) FROM SEPT 23 TO OCT 4.



## Pop Rock

Can the sophisticated be fun? The Him and Her chair, a beautiful marriage of marble and colour-blocked wood, says yes! It's part of a new collection launched by interior design studio Italian Detail and stone and tile specialist Polybuilding, which shows off the versatility of marble, no matter the texture, grain or colour. This particular juxtaposition makes an unusual but timeless pairing, and is also available for customisation.



THE HIM AND HER CHAIR RETAILS AT \$9,000, AT MAD MUSEUM OF ART & DESIGN, 10 TANGLIN ROAD, TEL: 6734-5688.

## Pleats and Textures

A plainly decorated room can always benefit from some texture. Mondri Lifestyle's Pleats sofa bed stays stylish whether it's a bed, or seat, with its quilted grey cover and pair of lime-green throw pillows, while providing a comfortable place to crash for the night with its thick mattress. The best of both worlds, we say!



THE PLEATS SOFA BED IS PRICED AT \$590, FROM STAR FURNITURE, 52 SUNGEI KADUT AVENUE, TEL: 6365-8832.



## DIARY



## Exhibition: Today

Now till Aug 1, 2016, at #02-15 Red Dot Museum, admission charges apply.

Red Dot Museum's Today exhibition showcases over 200 everyday products that were awarded for their good designs, functionality and innovation. Visitors can explore how these objects – such as furniture, lighting and devices – can enhance our lives, from brands such as Apple, Sony and Humanscale. Unlike most exhibitions, Today allows visitors to touch most of the exhibits, to get a sense of how they work.



## President's Young Talents Exhibition:

Aug 21 to March 27, at SAM at 8Q. Admission is \$10.

Five promising local artists below the age of 35 will showcase their new commissioned works in this annual showcase; they were chosen for their ability to chart new dimensions in Singapore contemporary art. The exhibition comprises works in various disciplines, such as performance, new media, sculpture and sound. Former President's Young Talents artists include Tan Pin Pin and Donna Ong, who have gone on to develop outstanding work, so be sure to catch this!



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DULUX PENTALITE RETAILS FROM \$18 FOR A 1-LITRE CAN. CHECK OUT THE COLOURS AND STOCKISTS AT [WWW.DULUX.COM.SG](http://WWW.DULUX.COM.SG).



MONTIS IS AVAILABLE AT XTRA, #01-01/02-01 PARK MALL, TEL: 6336-0688.



## Stylish Seats

Dutch brand Montis presents five new collections of artisanal sofas and armchairs. Low-slung and built for comfort, the pieces have a modern aesthetic that ensures a good fit into any stylish living area or lounge. We particularly admire the Zoom In sofa (pictured above), which features colourful thread and fabric combinations with detailed stitching and soft edges.



## The Blue Of Distance:

Sept 4 to Oct 25,  
Fost Gallery, Gillman Barracks

Wyn-Lyn Tan's solo exhibition may leave you with more questions about the unknown, but it's not an experience to be missed. The Blue Of Distance features a panoramic series of shaped paintings and installations that explore the colour blue – the colour artists use to illustrate longing, distance and illusion. Made to fit Fost Gallery's corridor, each painting appears as a portal into another dimension.

More details at [www.gillmanbarracks.com](http://www.gillmanbarracks.com).



## Archifest 2015:

Sept 26 to Oct 10,  
Festival Village @ The SIA Building,  
79 & 81 Neil Road

Archifest is an annual festival of design and architecture, organised by the Singapore Institute of Architects. The theme for this year's edition is "What Future?", which encourages Singaporeans to imagine the future as we celebrate the nation's 50th birthday. The two-week-long festival includes tours to explore Singapore's architectural gems, conferences with award-winning architects, exhibitions and screenings.

Find out more at [www.archifest.sg](http://www.archifest.sg).



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[www.starliving.com.sg](http://www.starliving.com.sg)



## Commune

Don't like the usual, bulky divan beds? Commune's new Weiland bed features a solid walnut head frame and foot board, with a timber strip design that visually reduces its bulk. The dark wood shade lends a contemporary feel, which gives it the versatility to match different bedroom themes.



THE WEILAND BED RETAILS FROM \$2,099 FOR A QUEEN-SIZE BED FRAME. AVAILABLE AT COMMUNE, #02-51 MILLENIA WALK, TEL: 6338-3823.

## The New Classic

Italian designer Franco Albini's classic ottoman joins Sika Design's Icons collection of Danish rattan furniture, which includes pieces from Arne Jacobsen and R. Wengler. The ottoman is a spherical see-through wicker piece handcrafted with high-quality rattan. A multipurpose piece of furniture, it comes in two sizes, and in blue, green and white.



THE FRANCO ALBINI OTTOMAN RETAILS FROM \$690, AND IS AVAILABLE AT DREAMWEAVE & OTHER STORIES, #01-34 MILLENIA WALK, TEL: 6333-1669.

## Welcome to OM

If you're looking to revamp your living space, consider the new additions at OM Furniture. Brands such as Domitalia and Industria Divani e Poltrone (IDP) offer chic Italian contemporary sofas, while designer Sean Dix's chair collection plays with wood and colour. We especially like the plush MXM Rose Sofa (pictured), whose clean silhouette and soft angles mimic that of a budding rose.



SEE MORE OF THE NEW COLLECTION AT OM FURNITURE, 16 TAI SENG STREET LEVEL 8, TEL: 6235-0777.



## Absolutely Realistic

Plants bring life, colour and texture to a room, but not everyone has green fingers. Opt for the fuss-free yet equally sprightly Absolut Green Art, instead. The artificial plant is attached to a wooden frame, making it easy to mount on your balcony, living room and kitchen walls. Choose from lush greens in the Amazon, Autumn Romance, Spectrum and Rainbow collections.



ABSOLUT GREEN ART IS AVAILABLE FROM \$149 AT ABSOLUT OUTDOORS, #05-19, 81 UBI AVENUE 4, TEL: 6749-8087.



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# ON THE SIDE

Often overshadowed by its functional purpose, sideboards can also set the look of your space.



#### FROM LEFT

Karimoku one-seater **K chair**, \$637, and Karimoku short **sideboard**, \$2,488, both from Retro Colony. Tall brick-patterned pottery **pot**, \$89; small brick-patterned pottery **pot**, \$25; grey **vase**, \$38, all from Egg3. Oasi soup **cup**, \$59, and Oasi **saucer**, \$45, both from Hommage Lifestyle. Jielde green **desk lamp**, \$610, and Karimoku mini K **chair**, \$545, both from Retro Colony. Framed bird **artwork**, \$490, from Egg3.





FROM LEFT

BIS **sideboard** 140, \$1,625, from Hommage Lifestyle.  
Hugging sandstone **sculpture**, \$120, from Egg3. Sala **clock**,  
\$359, and large Tocco **bottle**, \$65, both from Hommage  
Lifestyle. Crosley three-speed **turntable**, \$319, from  
Cumulus. BIS **carpet**, \$566, from Hommage Lifestyle.  
Paymaster **cheque writer**, not for sale, from Retro Colony. ➤



FROM LEFT

Kabino **sideboard**, \$1,517, from Danish Design. Glass **cloche** with wooden base, \$79, and **sculpture**, \$89, both from Egg3. Framed "Insect Evolution" **print** by Clinton Friedman, \$631.30, from Journey East. Fire-King rainbow **mug**, \$38.80, from Retro Colony. Krenit **bowl**, from \$24, from Danish Design. **Magnifying glass**, \$130, from Funny Museum by Daniel Wang. Copper **vase**, \$73, from Danish Design.

FROM LEFT

D-Bodhi Carbon five-drawer high **dresser**, \$2,230, and painted oil **drum lid**, \$350, both from Journey East. American diner ware tall **cup**, \$8, and American diner ware **saucer**, \$5, both from Retro Colony. Deco **globe**, \$180, and red book **storage**, \$33, both from Egg3.





**FROM LEFT**  
Mood **sideboard**, \$2,480, from Danish Design. Hand-painted giclee owl **print** by Elizabeth St. Hilaire Nelson, \$85, from Journey East. Diamond-shape **terrarium**, \$55; artificial **ornament**, \$15, and tripod **binoculars**, \$130, all from Funny Museum by Daniel Wang. Vintage **camera**, stylist's own. Nabo **tray**, from \$150, from Danish Design. **Twig ball** and wooden **stand**, \$25, from Egg3. Birdy **table lamp**, \$445, from Danish Design. Sala **carpet**, \$566, from Hommage Lifestyle. ●

# HOT SEATS

Stressless recliners rank high on comfort, style and durability.



The contemporary recliner has become a far more reliable and stylish piece of furniture that integrates well into many design plans, as well as boasts ergonomic benefits. But what should you actually look out for?

## SUIT YOUR NEEDS

First, consider the size, shape and fit of the chair. Think of not only the space available in your living room, but also

the recliner size that will fit your body size and shape. The better a chair fits you, the more comfortable you will be in it.

The Stressless recliner, designed and manufactured in Norway, can be adjusted into a fully reclined position for total comfort.

A dual support base ensures that the base of the recliner enables even support whether you are sitting up or lying down.

Its patented Glide System adjusts automatically, allowing your body weight to determine the proper level of support.

What's more, a Stressless recliner offers added comfort

features, such as a headrest that cradles the head and neck in the reclining position. The adjustable ottoman allows you to kick your feet up, literally, for maximum relaxation.

## BUILT TO LAST

You get years of comfort and proper support with a Stressless recliner.

Built by the largest furniture manufacturer in Norway, it's designed to last between 20 and 25 years, and is endorsed by the The Chiropractic Association (Singapore) and The American Chiropractic Association for proper head and lumbar support.



In line with its Scandinavian roots, the Stressless recliner's streamlined design and contemporary vibe encourage you to rest in it comfortably, and doubles as a showpiece at home.

Stressless recliners are sold in over 40 countries and can be found in nine retail locations islandwide. For more details, visit [www.ekornes.sg](http://www.ekornes.sg).





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# LOUNGE IN LUXURY

COSY UP AT HOME WITH THE CASUAL CONTEMPORARY  
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**FROM LEFT** Spots Travertino **throw**, \$119; Croft Collection (8 inch by 10 inch) **cream photo frame and mount**, \$69; tiny check stripe **throw**, \$169; Haze **cushion**, \$79; ribbed knit **cushion**, \$69; Southwold **cushion**, \$79; grey velvet/linen **cushion**, \$79; white marble **pear ornament**, \$35; white marble **apple ornament**, \$29; stone **candlestick holders**, \$69 each, and assorted storage **metal trunks**, from \$79 to \$139.

location **KING LIVING SHOWROOM**



**FROM LEFT** Croft Collection dark blue (26cm) glass **vase**, \$99; tall dark blue glass **vase**, \$19; slate (8 inch by 10 inch) **photo frame**, \$99, and coastal-breeze scented **candle**, \$59.

Tune out the noise of the city and unwind at home while being surrounded by plush fabrics and soothing colours, courtesy of the new John Lewis home and living collection.

Available exclusively at Robinsons, the heritage British brand takes great pride in inspiring homeowners to live a beautiful life, with its high-quality bed, bath, tableware and decorative home accessories. With 150 years of experience in providing affordable home luxury, it is no surprise that the brand excels in catering to the needs of homeowners in every season.

For its launch in Singapore, John Lewis invites busy urbanites to experience the romance of the quintessential British coastal town in their own homes. Instead of perfectly polished pieces, the Croft and Coastal collections celebrate the charm of traditional craftsmanship and the unique textures of natural materials such as wood, slate, cotton, linen and marble.



**ABOVE** Throws, \$119 to \$199.



location KING LIVING SHOWROOM

#### FROM LEFT

Grey marble-effect (4 inch by 6 inch) **photo frame**, \$45; Medina **soap dish**, \$39; Medina **soap pump**, \$49; Medina **tumbler**, \$39; Fusion Patagonia **face towel**, \$9; navy satin stripe **pillowcases**, \$35 each; Croft Bethany grey **pillowcases**, \$35 each; Tiny check stripe **cushion**, \$69; retreat **cushion**, \$99; Ruben knit **cushion**, \$59; stonewash stripe light blue queen **duvet cover**, \$229, and ribbed knit **throw**, \$199.

#### ON SHELF,

FROM TOP LEFT Croft Collection dark blue (26cm) glass **vase**, \$99; wooden **candlesticks**, \$59 each; white marble **apple ornament**, \$29, and large **glass container**, \$65.

Made all over the world, each piece tells a different story and is rich in its own heritage. When brought together, however, items such as a slate picture frame from India, paired with recycled glass vases from Spain, and fabrics in blue and grey hues from the UK, offer the dreamy charm of the windy British coast.

Adding some colour to the range of home and living products is the Fusion collection. While it avoids straying too far from the soft tones of the overall theme, it provides a touch of warm colour and intriguing patterns with its bathroom accessories and towels. The patterned ceramic bottles from Sri Lanka, accented with mustard yellow, will bring cheer to any bathroom.

The John Lewis Home and Living collection is available exclusively at Robinsons The Heeren (Orchard Road), Raffles City and Jem.



**FROM TOP**  
100% Egyptian  
cotton **duvet cover**,  
\$99 to \$139; **fitted**  
**sheet**, \$69 to  
\$99; **pillowcase/**  
**pillowsham**,  
\$29 to \$39, and  
Spots Travertino  
**throw**, \$119.



**FROM LEFT**  
Croft stripe hem  
cotton **towels**  
(face/hand/bath/  
bathsheet),  
\$9 to \$69.

# KITCHEN EQUIPPED

Beyond a space for culinary comforts, KCROOM envisions kitchens as necessary centrepieces of modern living.

Creating a space that forms the heart and soul of family life is the vision that guides KCROOM. No longer purely utilitarian, modern kitchens have evolved into areas for socialising and entertaining with family and friends, or as a comforting retreat for culinary experimentation after a long week.

And, with the pride you doubtless take in your home, you'll want your kitchen to boast the best fittings and accessories to make entertaining or cooking a breeze.

A subsidiary of Kitchen Culture, KCROOM's 2900 sqf showroom located at Thye Hong Centre specialises in premium European and American appliances, fittings and accessories. As KCROOM executive chairman and CEO Lim Wee Li says, it serves as a "shop-in-shop concept where you can find top-quality accessories and appliances".

**ONLY THE FINEST**  
KCROOM houses a wide range of kitchen appliances, accessories and furnishings that are sure to entice even the most discerning homeowners.



Check out the space dedicated to only the finest product offerings from premium labels: Sub Zero from America and Swiss brands such as V-ZUG and KWC, to Kuppersbusch and Liebherr from Germany, are among the top-of-the-line appliances brands that feature in KCROOM's stable.

Customers are presented with an extensive range of choices and designs for their kitchen system. From Liebherr's comprehensive range of free-standing and built-in refrigerators, freezers and wine cabinets and V-ZUG's innovative combi steam ovens and dishwashers, to Wolf's stylish

induction cooktops and Sub-Zero's sleek and technologically advanced refrigerators, you'll find all your kitchen needs here.

And if the wide selection is a tad overwhelming or if you want an expert opinion, KCROOM's kitchen specialists are always on hand to recommend the equipment that will best meet your functional demands as well as aesthetic and lifestyle needs, cleverly integrating the kitchen as a seamless and striking feature of your living space. There's nothing more beautiful than bringing together the best of form and function in one room.

Visit the KCROOM showroom at #01-07 Thye Hong Centre, 2 Leng Kee Road  
or find out more at [www.kcroom.com.sg](http://www.kcroom.com.sg).



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# AT SURFACE VALUE

The perfect finishes for your home – for every  
budget and style.



## FLOOR FINISHES

from  
\$3 / sqf

from  
\$4 / sqf

from  
\$4.80 / sqf

photo 123RF / ANUWONG SAETUNG

### Tile

Homogeneous porcelain tiles are the most popular choice, because they are durable and suitable for both indoors and outdoors. Also, they come in a plethora of contemporary designs, ranging from those with colourful patterns to those resembling natural materials such as stone.

#### BENEFITS

- Suitable for wet areas, such as bathrooms.
- Long-lasting and versatile.

### Concrete screed

Concrete screed is actually a substrate over which other finishing materials are laid but, today, its raw industrial look is so trendy that it's being left exposed as a floor finish.

For HDB flat renovations, homeowners are now required to use pre-packed screed, instead of having cement, sand and water mixed manually on-site.

#### BENEFITS

- Cost-cutting, as it eliminates the need for finishing materials, such as tiles.
- Has a joint-free smooth surface (but a "dusty" texture).

### Laminated flooring

Laminated flooring is made from composite material pressed together at high temperatures – finished with, for example, a print of wood to simulate the look of natural materials. It's available in an extensive range of designs.

#### BENEFITS

- Low-maintenance and durable.
- Easy installation; it can even be installed directly over existing flooring, so no hacking is necessary. ➤

photo RICE

photo HAFARY

from  
\$7.50 / sqf

## Vinyl

This is made using synthetic materials, and comes in a wide variety of designs and patterns, in either tiles or sheets (giving the option of joint-free flooring). Due to its material composition, it has a "cushioning" effect and stands up against heavy foot traffic, as well as reduces noise.

### BENEFITS

- Low-maintenance and resilient.
- Water-resistant.
- Easy installation.

from  
\$9.30 / sqf



photo WOOD & WOOD

## Engineered wood

This closely resembles hardwood, but is actually a composite product. Its surface is veneer, over a compressed core of repurposed plywood or unfinished white wood.

As such, it is more stable as a material than solid wood, being more durable and less inclined to temperature and humidity changes.

### BENEFITS

- More durable and versatile than hardwood.
- Can be sanded and refinished, but only up to a few times, due to its thin real wood surface.
- Has a tongue-and-groove locking system, requiring no glue or nails to install.

from  
\$11.20 / sqf



photo HAFARY

## Hardwood

Aesthetically pleasing and exuding a warm feel, hardwood or solid timber flooring is made with natural wood, such as walnut, oak, maple and pine. The wood can be laid out in strips or geometric arrangements.

It's durable, but requires extra care to maintain well.

### BENEFITS

- Long-lasting, as wood floors can be restored over and over again by sanding and refinishing.
- Each piece of wood has its own distinctive grain, and the flooring will acquire a unique patina with age.

## COUNTERTOP MATERIALS



photo EVORICH





photo EDL

*from*  
**\$6.70 / sqf**

## *Solid surfacing*

This material comprises a blend of resins and pigments cast into slabs, which are then moulded according to your design. Its versatility allows you to achieve a seamless countertop and even an integrated sink. This affordable, yet resilient material comes in many solid or translucent colours, material compositions, and patterns.

### **B E N E F I T S**

- Suitable for curved designs or 3-D shapes.
- Hygienic, as it's virtually free of joints for dirt to accumulate in.
- Can be buffed and polished to look like new again.



photo 123RF /OLIVER KOCH

*from*  
**\$80 / sqf**

## *Engineered quartz*

With this, you get the feel and weight of natural stone and the extreme hardness and durability of a composite material. In addition, it is available in trendy, contemporary patterns, textures and colours, as well as more classic designs.

### **B E N E F I T S**

- Stronger than natural stone, and resists scratches, cracks and chips.
- Easy to maintain; it does not require sealing and is non-porous. ➤

## *Fenix NTM*

Fenix NTM, a new nanotech material by EDL, is produced in Italy using next-generation resin. While appearing like conventional laminates, it features an exceptionally matte surface, as well as thermal healing of micro-scratches – just apply heat to repair surface scratches. The range features elegant, pared down hues.

### **B E N E F I T S**

- Anti-fingerprint.
- Anti-static, so it does not attract dust.
- Resistance to scratches and abrasions.
- Hygienic, as it is mould-resistant and has antibacterial properties.

*from*  
**\$55 / foot run**



photo EVERSHINE

## *Stainless steel*

As a steel alloy, the material does not rust or corrode, making it very easy to clean and maintain. Its shiny, modern look and neutral colour also means it can complement other materials (and not to mention appliances) in your kitchen.

### **B E N E F I T S**

- Almost indestructible, and therefore low-maintenance.
- Heat-resistant, so you can place hot pans directly on its surface.
- Ideal for working directly on as it is bacteria-resistant.

*from*  
**\$80 / foot run**



photo CAESARSTONE



photo HAFARY

*from*  
**\$80 / foot run**

## *Kompactop*

Kompactop has a homogeneous core, made from resin-soaked paper pulp, which is layered, reinforced and treated under high temperature and pressure. Its black edging is a design feature, and the material comes in a range of patterned and woodgrain finishes. Produced in Italy, it is said to resist wear and cracking, even after years of heavy use.

### **B E N E F I T S**

- Very sturdy despite its slim profile.
- Uses tongue-and-groove joints to keep it waterproof.
- Can be mounted directly on the counter carcass, or even over existing finishes.

*from*  
**\$120 / foot run**

## *Stone*

Each piece of natural stone is uniquely beautiful. However, due to its porosity, extra care is needed to maintain it, especially when it's used as a countertop.

Examples of stones that can be used are granite, marble, limestone and travertine; they come in varying colours, and even exotic designs.

### **B E N E F I T**

- Every cut of stone is different, making for a one-of-a-kind design feature.

## *Wood*

Strong and robust, wood exudes a natural warmth with its traditional, rustic look. A sealer is required to protect the natural material. Be warned that it might warp due to humidity changes.

### **B E N E F I T S**

- Heat-resistant, so hot pots and pans can be placed directly on its surface.
- Can be refinished to remove stains.

*from*  
**\$120 / sqf**

photo 123RF / LUO HONG ZI



photo KOMPACPLUS





photo DULUX

## Laminate

Primarily used as a decorative surface for built-in furniture and walls, laminates comprise layers of substrates under a printed decorative surface. Whether it comes in solid colours, patterns or natural-material-lookalikes, the design possibilities are endless. Its thickness is minimal, so it requires a backing for installation.

### BENEFITS

- Durable and low-maintenance.

from  
\$26 / 4ft by 8ft sheet

## Wallcovering

Wallcoverings can retain their original beauty for many years, and come in many different materials.

Commonly seen examples are those surfaced with printed vinyl or paper, silk and even natural materials. They are usually backed with paper or cloth, and there is a huge range of prices available. It is not recommended for use in high-moisture rooms, as its adhesion to the wall might be affected.

### BENEFITS

- Durable even in high-traffic areas.
- Easy to install and remove. ●

from  
\$88 / roll

## WALL FINISHES

## Paint

Paint is versatile – it's available in various finishes and sheens, to suit every space. These days, you can also get magnetic or chalkboard paint; as well as paint that is washable and can be easily cleaned.

It can be applied over existing painted surfaces to refresh a tired-looking space quickly. Plus, it's easy to do it yourself!

### BENEFITS

- Easy application, and does not require much preparation or downtime.



photo LAMITAK



photo THE WALL STORY

### DIRECTORY

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LOOKED SO REALISTIC.

## METAL

With shine that will last, the metallic  
look you desire can come in cool or  
warm tones, and in different shapes,  
sizes and textures. ➤

Elitis-Samarande wallcovering,  
from Goodrich Global

Bronze Foil G20 9003 laminate, from Greenlam





RMX402 mosaic tiles,  
from Hafary.

Laminam Filo Oro tile, from Rice.

15LK02 mosaic tiles, from Hafary.

YG5047-1 mosaic tiles, from Hafary.

Diamond Pattern Eijffinger Venue wallcovering, from Goodrich Global.

Evolution Antracita tile, from Hafary.

HS143 mosaic tiles, from Hafary.



## WOOD

Fool the eye with realistic woodgrains and textures on every imaginable surface, without the limitations of the natural material. ➤

Classic Caramel  
GWC 5027 laminate,  
from Greenlam.

Cane Sonoma Oak DWT 4233EV  
laminate, from EDL.

Kompactop Alaska  
Maple, from  
Kompacplus.

Panaria Maso tile, from Rice.

Deep Walnut sand-embossed engineered wood,  
from Absolut Outdoors.

BN More Than Elements wallcovering,  
from Goodrich Global.



Zebraipes WGE 5074  
laminare, from Greenlam.

Litno Alameda Wood  
WYA 1239X laminate,  
from Lamitak.

Porc Etro tile, from Hafary.

Wengge Rustic engineered wood, from Wood & Wood.

Allure Amsterdam Light Tan high end resilient flooring, from Evorich.

Allure Natural Hickory high end resilient flooring, from Evorich.



## CONCRETE

These stylish concrete-lookalikes have the characteristic rough and raw appearance of the material, without the actual grit. ▶

Ando Concrete  
DXN 5324X laminate,  
from Lamitak.

Emil Cemento Nat  
tile, from Rice.

Refin Industry Oxyde Light  
Structured tile, from Rice.

Slate Grey tile,  
from Hafary.

BN More Than Elements  
wallcovering, from  
Goodrich Global.





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STONE

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WOOD

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## STONE

It's hard to replicate the undeniable beauty of stone, but these look and feel just like the real thing – perfect for a dose of luxury in any space. ●

Bianco-G DPC 2121G laminate, from EDL.

Alpine 021 Craftstone, from Craftstone.

Classico 4350 Mink engineered quartz, from Caesarstone.

Silestone Daria engineered quartz, from Cosentino.

Atlas Concorde MP Statuario Select Lap tile, from Rice.

Edilgres Pietra Di Gre Nat tile, from Rice.

Vera Florentina Marble DXP 4319G laminate, from Lamitak.

Silestone Atlantis engineered quartz, from Cosentino.

Concetto 8540 Dumortierite engineered quartz, from Caesarstone.

Silestone Eros Stellar engineered quartz, from Cosentino.

Luserna Nero DS 3366LUN laminate, from EDL.



## Take a good close look

at your garden or balcony. Now imagine the calm of green all year round, the elegance of wooden decking, the cool functionality of pebble wash or the playful splash of coloured turf.

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### Showroom Opening Hours

Mondays to Friday: 10am to 6pm

Saturdays: 11am to 3pm

Other timing: By Appointment



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# HOME & DECOR

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inspiring decor ideas, and renovation advice.*





# Home & Decor's Renovation Workbook

Filled with checklists, tips and useful information, this planner will help you organise and record the progress of your renovation.

In collaboration with Rice

## IMPORTANT INFORMATION

HANDOVER DATE:

MOVE-IN DATE:

INTERIOR  
DESIGNER'S  
CONTACT:

PAYMENT DATES:

CONTRACTOR'S  
CONTACT:



### RENOVATION CHECKLIST: BEFORE



**Budget:** Apart from budgeting for your renovation, decide on the amount to spend on loose furniture, fittings and appliances.



**Research:** Find out what the key elements are for the look or decor theme you want, and where to get the furniture and decor.



**Application:** Apply for renovation permits, and check work requirements.

### WHAT I'M SPENDING ON

DESIGN FEES:

SANITARYWARE:

CONSTRUCTION  
COST:

APPLIANCES:

LOOSE  
FURNITURE:

LIGHTING:

### MY DESIGN THEME

STYLE:

SHOPS:

KEY ELEMENTS:

#### Tip

*For a seamless look with fewer grout lines on your wall or floor, go for large format tiles, such as slim tiles that can be as big as 3 by 1 metres. Fewer joints also mean easier cleaning!*

- Rice



## ✓ RENOVATION CHECKLIST: DURING

☐ **Site visits:** Check the renovation progress regularly, so if you notice anything wrong, you can get your designer or contractor to rectify it immediately.

☐ **Purchase appliances:** Your designer or contractor will need the exact dimensions of major built-in appliances, such as the cooker hob, in order to fabricate carpentry accordingly.

☐ **Purchase lighting:** Lighting will be installed once the hard finishes and ceiling are complete.

☐ **Order furniture:** It may take a while for furniture to arrive, especially if you are ordering from overseas.

### KEY MEASUREMENTS

HOB:

HOOD:

FRIDGE:

SINK:

WASHING MACHINE:

DRYER:

OTHERS:

*Tip*

*If you love natural materials such as marble and timber but prefer a practical solution, invest in quality Italian tiles at a fraction of the price!*

– Rice

### COMMON INTERIOR DOORS:

**Hinged doors** – One end of the door is mounted on the hinges, and the other swings into or out of the room.

**Pivot doors** – These rotate on an axis, with the help of pivots on the top and bottom of the door.

**Sliding doors** – Not requiring much depth, these do not swing open, but slide to allow significantly larger entryways.

**Pocket doors** – These slide in and out of a space inside a false wall or built-in cabinetry.

**Bi-fold doors** – These consist of a series of panels hinged together that fold into each other when opened.

**Flush doors** – These “disappear” into its surrounding cabinetry or panelling – great for a seamless look.

## ✓ RENOVATION CHECKLIST: AFTER

☐ **Check:** Inspect the house and make sure that everything works and that all defects have been rectified.

☐ **Move in:** Finally, have your furniture delivered.

☐ **Final clean:** Upon handover, your designer or contractor should have cleaned up the place, but you may want to do a more thorough job before moving furniture in.



Find out what you should do before hiring a contractor, only on our digital edition. Turn to pg 14 for how to download.

## DEFECTS TO RECTIFY

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### Tip

Do you know that tiles can be antimicrobial, too? Some are treated with titanium dioxide, which reduces bacteria growth by up to 99.9 per cent. These are becoming popular for use in homes and public spaces!

- Rice

## FURNITURE DELIVERY DATES

SHOP:

DATE/TIME:

SHOP:

DATE/TIME:

SHOP:

DATE/TIME:

SHOP:

DATE/TIME:

SHOP:

DATE/TIME:

SHOP:

DATE/TIME:

## COMMON STONE FINISHES:

**Polished** – Grinding, sanding and buffing produce a glossy, mirror-like surface for a very smooth feel.

**Honed** – Grinding and sanding produce a smooth, but not glossy or reflective finish.

**Flamed** – Produced by applying a high-temperature flame

to the surface, for a more textured, slip-resistant surface.

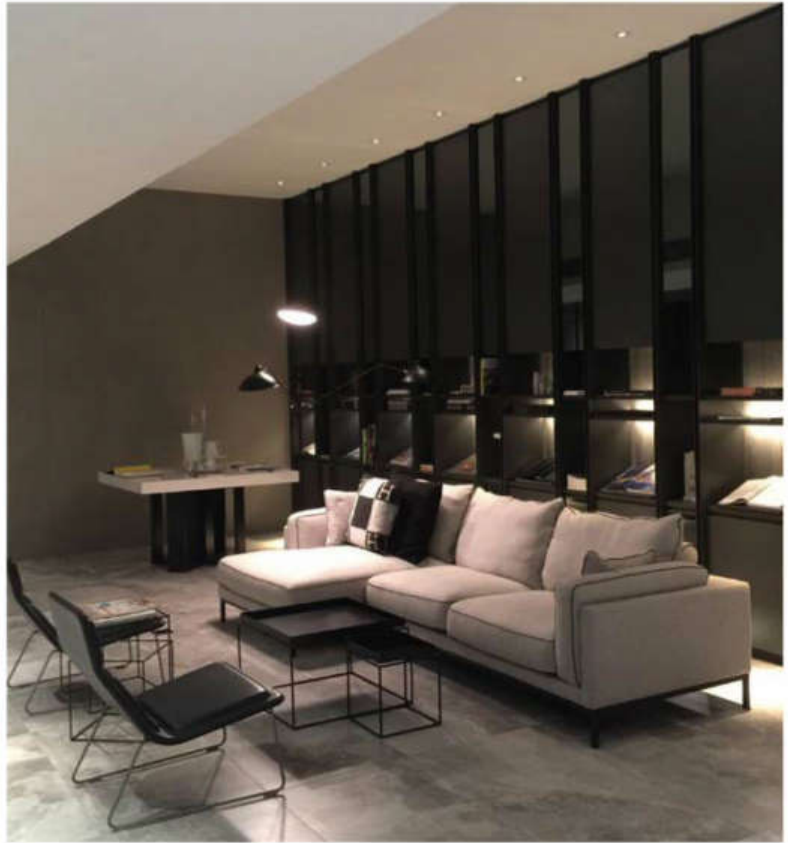
**Sandblasted** – A high-pressure blast of sand is applied to the surface for a rough, but evenly and finely textured look.

**Bush hammered** – A very natural stone finish that is fairly smooth with small indentations achieved by hammering.



# AT YOUR SERVICE

Rice is your go-to place for quality Italian tiles. Find out more about its Designers' Registration – a personalised service that caters to your material planning needs!



## A SHOWROOM AND MORE

Founded in 2001 by Terry and Alan Tan, Rice has become a household name in the local and regional design and construction industry. Over the years, the brothers have served architects, aspiring designers, developers, as well as design-savvy homeowners. Specialising in quality tiles, mosaic and stone from Europe, the brand's diverse portfolio includes residences, institutions, hotels and resorts, airports, bistros, boutiques, malls and spas.

One key aspect of any renovation project is choosing the right materials as a foundation to build your design masterpiece on.

While Rice prides itself on being a material solutions provider, the company goes beyond that to ensure that your design and renovation process is an enjoyable, hassle-free one, too.

Homeowners, designers, architects and contractors can now look forward to personalised service and guidance in the form of Designers' Registration. Make an appointment, and the concierge at Rice Lab will welcome and register you. You will be assigned a Material Planner/Consultant (MPC), who will assess your requirements and preferences, and present to you specially curated material selections.

All your preferences are confidentially kept so as to serve you even better next time! You will also be kept updated on relevant new products. Other perks include exclusive promotions and invites to events catered to your interests.

Apart from the fantastic service, Rice Lab also boasts features for your convenience. Self-help kiosks in the Material Lab allow you to experiment with different combinations, and see them under different types of lighting. This is to ensure that what you see, in terms of colour and texture, is exactly what you'll be getting in your actual space!

Make an appointment now to experience Rice Lab!

Find out more about Designers' Registration at Rice Lab, #01-03, 213 Henderson Road, tel: 6692-1199.







See more pictures of this gorgeous home, only on our digital edition. Turn to pg 14 for how to download.

# ANTIPODEAN STYLE

Take Australian style, add a Scandinavian touch, and a sprinkle of Asia. This design aficionado mixes up various aesthetics in her home with a confident hand.

## WHO

An Australia-born expat, her husband and their two children

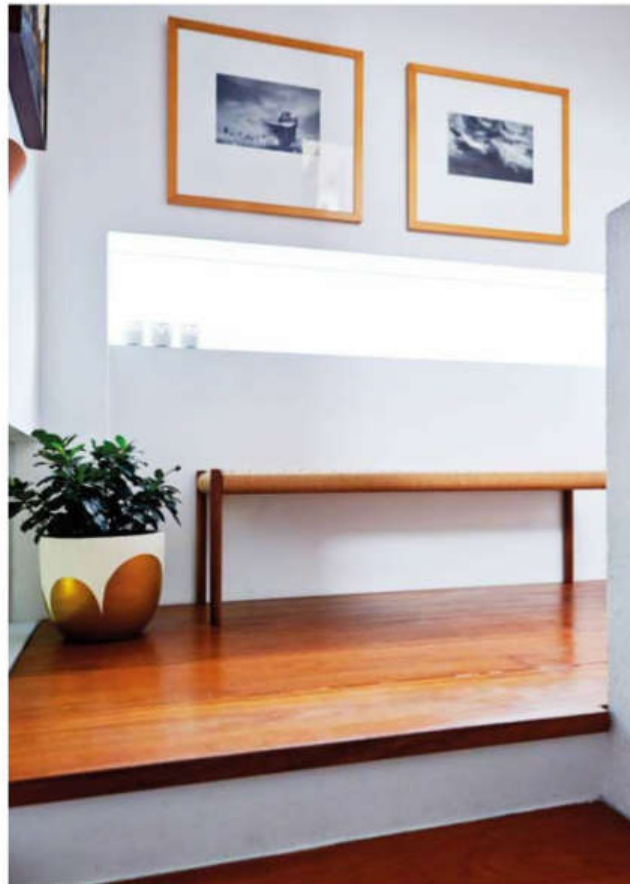
## HOME

Four-bedroom (plus study) house in Holland

## SIZE

5,000sqf

**LEFT**  
Charlie's collection of items is from all over the world. The small pot on the console table is from Bhutan, while the two Javanese statues were an engagement gift. The Bend wire chair from Pomelo adds a fun colour and style contrast. ▶



**TOP LEFT**  
Clever architecture ensures the home is flooded with light, thanks to floor-to-ceiling windows and sliding doors down one side of the house.

**TOP RIGHT**  
Charlie is passionate about art, particularly those by Australian artists. *Skipping Girl* by David Bromley is one of her favourites.

**LEFT**  
Light pours into the airy stairwell, highlighting two beautiful black and white photographs by Australian photographer Narelle Autio.

**FAR LEFT**  
There's a wonderful sense of the indoors and outdoors merging, thanks to this design feature at the rear of the home, which sees the living space completely open up to the pool.





Singapore has been home to Australia-born Charlie Cameron for only just over two years but, in this short space of time, she has created a unique and elegant home filled with a beautiful mix of furniture and decor in a casual contemporary style.

Like many expats here, Charlie has lived all over the world. Her house in the Holland area is a reflection of this, with its blend of strong Australian influences and Asian elements, from her life in Singapore and Hong Kong.

Although she has no formal training in interior design, her love for interiors and decorating led her to launch her own blog, Lottie Is Loving, in February of this year. "I wanted to do something creative. In the past, I loved working in event production and doing all the styling that was involved with these events. I realised that this is where my passions lie," she explains. ▶

**ABOVE**  
The sense of space and light in the living area is magnificent. Charlie's contemporary style has been influenced by Mid-Century and Scandinavian design.



For Charlie, the house feels a lot like those back home in Australia – light, bright, open, lots of glass and designed to focus on and bring in the outdoors.



RIGHT  
Charlie is drawn to natural fibres and pieces that reflect nature. The rug is from Armadillo & Co and the basket is a local find.

OPPOSITE  
Charlie relaxing in her inviting dining room. She is partial to clean lines and things of beauty that will stand the test of time. ▶





**LEFT**  
A corner table in the living area houses a collection of much loved treasures. The Pop & Scott hand-painted fibreglass pot was imported by a friend from Melbourne.

**(OPPOSITE)  
TOP LEFT**  
Sunshine floods the master suite, creating a warm, welcoming retreat to escape to.

**TOP RIGHT**  
A subtle burst of colour in the master suite, Charlie's bed linen comes from Edition Limitee. Uncluttered decorating and delightfully simplistic decor make this bedroom a soothing haven.

**BOTTOM**  
There's a lovely sense of calm in Charlie's study. Tucked away at the top of the house, it's the perfect private space to get creative with her blog.

### **What was your inspiration for starting the blog?**

I found I spent all my spare time reading interior magazines, and as interior design is what I love, I decided to make it more than a pastime. I thought that people might be interested in how I decorate and pull things together. Lottie Is Loving is a blog dedicated to good food, great design, interiors, art and getting together with friends and family.

### **How would you describe your style?**

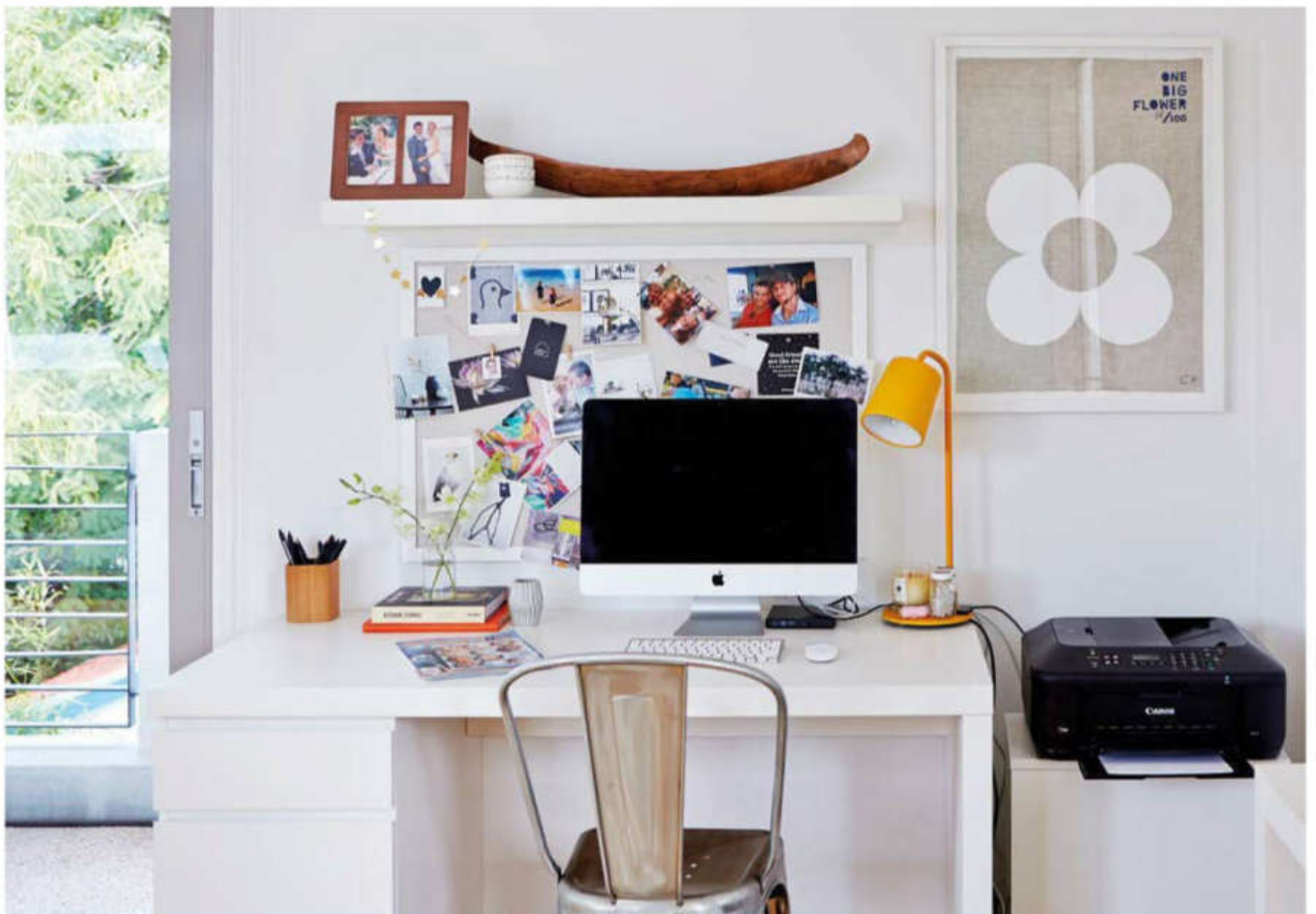
I would say it's contemporary, influenced by both Mid-Century and Scandinavian design, but I don't decorate with just one style. I'm not a fan of things being too "matchy", but they must complement each other. "Too eclectic" looks messy and "too styled" looks stiff, so it's about finding a unique balance – and to do that, you need to borrow from several different styles.

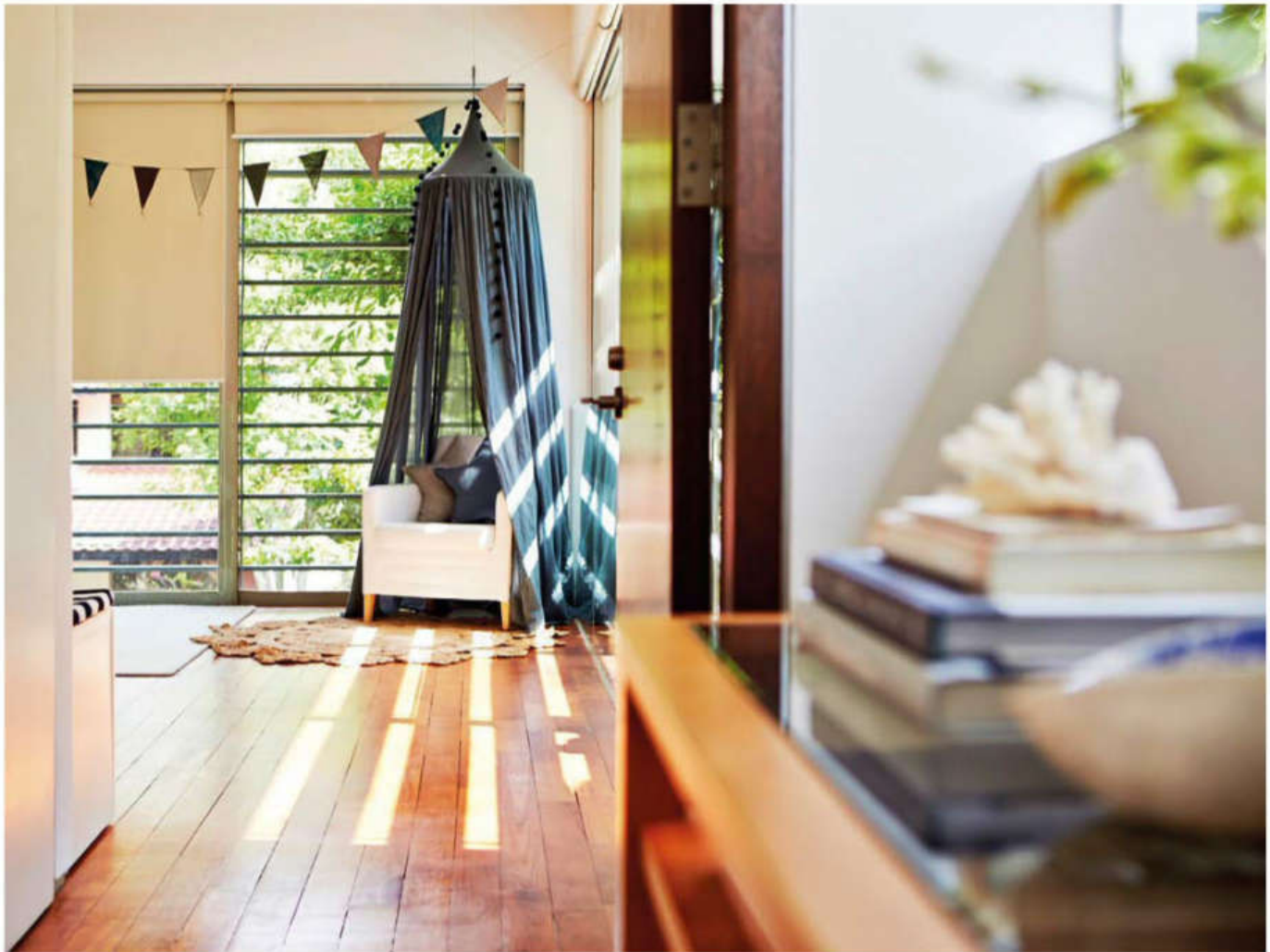
Each person's style is deeply influenced by where they come from. For me, what rings true is the Australian style. Australian design is light, bright and about embracing natural materials and the outdoors. I'm drawn to clean lines, open spaces, natural materials and things that evoke that outdoor, summery feeling of home (Australia).

### **What did you want to achieve with your decorating?**

A relaxed look that also reflects my personality. I wanted to go for simplistic, natural materials that are inherently beautiful and will stand the test of time. I try not to be too "short term" with my purchases – I only buy things that I really love and I try to purchase things for the long term. ➤







### What makes your home unique?

I'd have to say our art. I really started collecting art when we were living in Hong Kong – in particular, works by Australian artists. The first piece I bought, which can be seen in the entrance hall, is of the Sydney Harbour Bridge.

### What's your advice for buying art?

I find that most people feel confident buying furniture and little things like vases, but they find going into a gallery intimidating – they think they should have some prior knowledge before they go in. This really isn't the case. All you need to know is whether a piece resonates with you and whether or not you love it. If you love it – buy it.

Most people will be surprised that not all art in galleries are ridiculously expensive. Yes, there

are big-ticket items, but there will always be smaller or less-expensive works, too.

### How can readers get the look of your home?

Buy what you love (not what someone else says is in style) and don't rush it. Wait, look around, read magazines and see what's going to work best in your space.

I'm always drawn to Scandinavian-style pieces. It's not so much its neutral palette that appeals to me – it's the clean lines and the natural materials that the pieces are made from. I love to add bursts of colour with art, fresh flowers and soft furnishings such as cushions. ●

### WHERE TO GO

[www.lottieisloving.com](http://www.lottieisloving.com)

**ABOVE**  
The son's room features gorgeous, moody greys and blues, with this mosquito net and bunting from Cuckoo.





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# CHANNELLING CHANEL

Using the classic combination of black and white, this apartment was modelled after the French fashion house's inimitable style.

---

## WHO

A couple in their 30s

---

## HOME

A three-bedroom  
condominium unit  
at River Valley

---

## SIZE

1,163sqf

LEFT  
The walk-in  
wardrobe  
mimics the  
style of Chanel's  
boutiques. ➤



The luxurious yet restrained treatment of  
this home lends it a timeless appeal.



RIGHT

An accessories display stand was customised for the walk-in wardrobe, which shows off Sheryl's love for bling.

FAR RIGHT

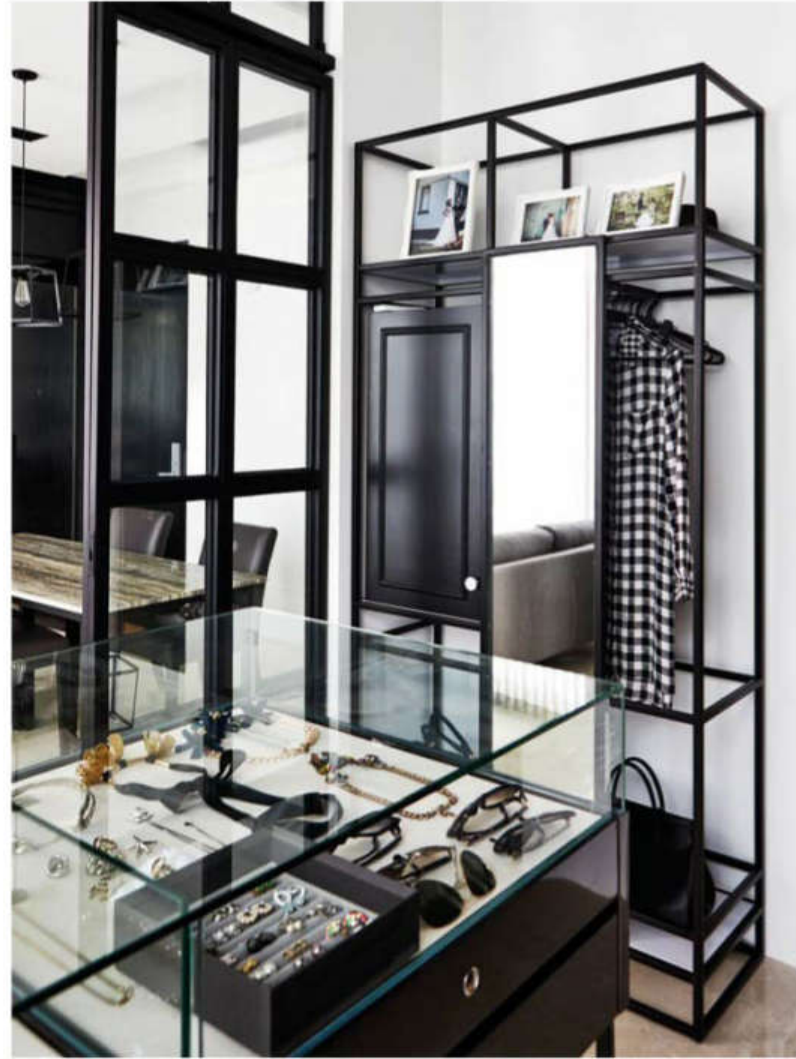
The customised stand-alone shelf adds authenticity to the walk-in wardrobe's boutique concept.

RIGHT, BOTTOM

Sheryl travels to Paris often and, during one of her trips, found these dainty door handles and knobs that complement her home's theme.

OPPOSITE

The open-plan dining and living room feature strong black outlines and glossy finishes for a luxurious edge.



Homeowner Sheryl Leong is a massive fan of Chanel. She's a proud owner of numerous bags and accessories from the French fashion house, as she has always had a soft spot for its chic aesthetics.

So when Sheryl and her husband, Steed Koh, approached Fuse Concept's interior designer, Landren Lim, with the renovation of their home, the idea of Chanel-inspired interiors was brought to the table. The designer then interpreted the timeless style of the brand's boutiques loosely for the couple's condominium apartment: "We took elements from Chanel's vintage as well as modern looks, so the home has both classical and contemporary decor styles," Landren surmises. And thanks to his tasteful execution, this

apartment doesn't scream high fashion opulence, but embodies the same enduring qualities that the brand is often associated with.

The fashion boutique theme was best executed in the walk-in wardrobe, which takes the place of the former study behind the living room. Just like in the shops, the couple's miniature "store" has an accessories display island where Sheryl's dazzling Chanel jewellery can be admired through the glass countertop. Next to the island is a stand-alone display shelf, which features a full-height mirror that adds another layer of authenticity to this one-of-a-kind "boutique".

And what better way to zone this space than with classic French doors? The sliding glass doors allow more light to flow through the entire ▶





apartment, and enable this unique area to be appreciated from more angles in the home.

To up the luxe factor of the living area, the designer dotted it with three tables – including the four-seater dining table – that are customised from a slab of lavish travertine marble with striking grains.

As the apartment has large floor-to-ceiling windows that let in plenty of sunlight, Landren assured the couple that the master bedroom could afford to take on darker colours. They took the chance, and were rewarded with major style points thanks to a black classical-style headboard that stretches all the way to the ceiling. “For a grander look, we created a low bed frame that makes the ceiling look higher,” explains Landren. He also retained all the existing doors and bedroom wardrobes, but stained them black to achieve a more unified look for the entire home.

“They are a couple with fine taste,” the designer reveals of his clients. “They were willing to spend a little more for better-quality materials, such as more solid-looking wooden beading, rather than plaster versions for the cupboards’ panelling. These small details make a difference in achieving a more polished look.”

The refurbishment of this decade-old apartment took eight weeks and set the couple back \$140,000 (inclusive of furnishings), but it’s a small investment for the high-end look of Chanel. ●

#### WHERE TO GO

Fuse Concept, TEL: 6742-8208



**ABOVE**  
Using solid black outlines against all-white walls creates a crisp contrast, a look that’s synonymous with Chanel’s branding.

**OPPOSITE**  
The common bathroom is bathed in vintage aesthetics, all the way down to the black and white tiles and chamfered mirror.

**BELOW**  
The ropes of the downlights from Crate & Barrel lend a textural contrast to this classical-style bedroom.









# BUILT TO FIT

The homeowners wanted room to entertain, but still have enough furniture. The clever solution lay in tuck-away mobile units.

## WHO

A couple in their mid-30s

## HOME

A two-bedroom condominium in Tampines

## SIZE

769sqf

LEFT  
Multipurpose mobile units are cleverly tucked under built-in cabinetry in this home. ➤

The wood tones of the cabinetry brighten up the stark white walls of the home.



Having spotted interior designer Dan Wu's projects on several websites and magazines, this couple knew that they wanted him to work on their new two-bedroom condominium unit. They had just two major requests – one was to use craftstone, and the other was to rework their small space to be able to accommodate guests when they entertain. Most importantly, they asked for the industrial-rustic aesthetic that Dan was known for.

There was no need for a major renovation; the only change Dan made to the structure of the space was to create a window between the study and the living area, as the wife requested a brighter room for her craft projects. Dan decided to jazz up the window by playing to the wife's occupation as a teacher. ➤



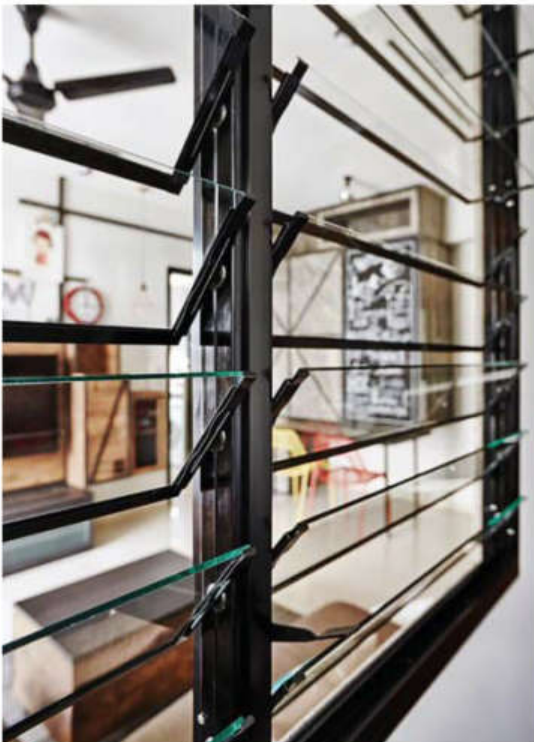
**RIGHT**  
The black "grid lines" on the wall of the living room serve as both decoration and as ledges to display small decor accessories.

**BELOW**  
The glass louvres of the window are a stylish alternative to plain glass panes.

**(OPPOSITE) LEFT**  
Keeping a void below the cabinetry, to stash away the mobile table, reduced the visual bulk of the structure.

**RIGHT**  
Accessories the couple purchased on their travels sit side by side with trinkets Dan gave them to dress up their home.





**TOP LEFT**  
To keep the study room as bare as possible, the only permanently fixed item in it is the wall-mounted shelving.

**TOP RIGHT**  
The metal mesh of this sliding panel was spray-painted green to inject some colour into the room.

**LEFT**  
The glass louvres give the home a retro charm.

**RIGHT**  
Dan created a craftstone feature wall in the master bedroom.

**OPPOSITE, TOP**  
The owners wanted industrial-style lighting to give the bedroom an urban edge.





He designed individual pivoting glass shutters, which were a common feature of older schools.

To address the couple's need for space, both for entertaining and storage, Dan customised multifunctional cabinetry and furnishings. One key piece is the wall-hung cabinet just outside the kitchen, which conceals a pull-out dining-cum-study table; the other is a TV console with cabinets, with a loose coffee table on wheels which can be tucked away when not in use.

Both structures were designed to look like shipping crates and are clad in wood-lookalike laminate. The mobile units can be deployed when



guests come over. Another custom table on wheels in the study room can be brought to the living room, too.

Besides the customised cabinetry, the rest of the decor was kept simple in this renovation, to keep the space as neat as possible. Thanks to Dan's ideas, which gave the couple versatile, modular furniture, the apartment ended up looking spacious, while offering the couple all the functionality they wanted. ●

#### WHERE TO GO

Dan's Workshop, TEL: 6287-7553







# A CLASSIC CHARACTER

Tranquil colours and a traditional vibe swathe the home of this young family – it's the perfect antidote to a busy day.

---

## WHO

A couple and their young child

---

## HOME

Five-room HDB flat in Punggol

---

## SIZE

1,200sqf

## LEFT

A "House Rules" poster board perched on a quaint cabinet was specially selected by the owners to set the tone at home, and contributes a delightful touch of whimsy. ➤



ABOVE, LEFT  
The dining area subtly segues into the living room, enhancing the expansive feel of the space.

LEFT  
The dining space is livened up with a selection of family photos and prints on the wall, strategically placed for easy appreciation at mealtime.

OPPOSITE  
Seating in the living room was strategically arranged to play up emphasis on the European-style faux fireplace, while taking full visual advantage of the full-length windows.







There's a charming elegance that fills the air in this spacious flat. The living area is immediately defined by the full-length, wall-to-wall windows at one end, which wash the entire space in an uplifting sunny glow. Complementing the bright and open ambience, the furniture and decor are conspicuously light, clean and stylish.

The designers from Black N White House and the homeowners wished to create a European look with creamy colours and warm, homey accents.

A striking faux fireplace and mantelpiece anchors one wall of the living area, giving

a distinctively classic feel to the space, while providing areas to display family photos and mementos.

In the dining area, a pair of handcrafted antique-style pendant lights enhance the subtle traditional style, but are nicely counterbalanced with a contemporary-style cream and wood dining set.

The kitchen carries a more austere, practical appeal, with its dramatic black and white floor tiling and white cabinetry. There's a softer feel in the bathrooms though, where the floors are clad in pretty, irregularly patterned porcelain tiles ➤

from Spain. The rest of the bathrooms were left deliberately plain so as not to distract from the eye-catching images underfoot.

In the master bedroom, Black N White House carved out a compact but glamorous walk-in wardrobe to house the owners' many clothes. Entry to the svelte space is via panelled double swing doors, which inject a dose of French chic to the customised wardrobe space. Colours were kept neutral – the wardrobe was finished in an off-white and textured woodgrain laminate – and a tall mirror at the back visually expands the room.

The boldest splash of colour in the home is reserved for the child's room, where a feature wall is dressed in vivid blue. Furniture and fittings were kept to a minimum, as the parents wanted to keep things simple so that the room's decor could grow with their son. With streamlined storage space and a wall-mounted book display taking up one wall space, there's plenty of room for more furniture if necessary and, of course, ample space to play. ●

#### WHERE TO GO

Black N White House, [www.blacknwhitehouse.com](http://www.blacknwhitehouse.com)







**ABOVE**  
Dramatic black and white floor tiles mirror the geometric patterns of the built-in wine rack and glass-panelled door, giving the kitchen a crisp and modern look.



**RIGHT**  
The custom-made cabinetry of the sleek walk-in wardrobe features neutral-toned textured woodgrain laminates for the interior, and off-white laminates for the exterior.



**LEFT**  
Porcelain tiles from Spain in monochrome shades add character to the bathrooms.

**OPPOSITE**  
The sea of warm, soothing colours is punctuated with strong lines in the form of armchairs and TV console trimmings, augmented by a simple "picture frame" around the wall-mounted TV.









# A VERTICAL CHALLENGE

Plenty of reshaping was needed  
to tailor this home's slender layout  
to the growing family.

---

**W H O**  
A family of five

---

**H O M E**  
A four-storey terrace  
unit on the fringes of  
Orchard Road

---

**S I Z E**  
2,900sqf

**LEFT**  
"They didn't care  
much for the  
luxurious look,"  
designer Alan  
explains of the  
homeowners'  
choice to replace  
the home's  
original marble  
flooring with  
wood-lookalike  
vinyl floors. ➤



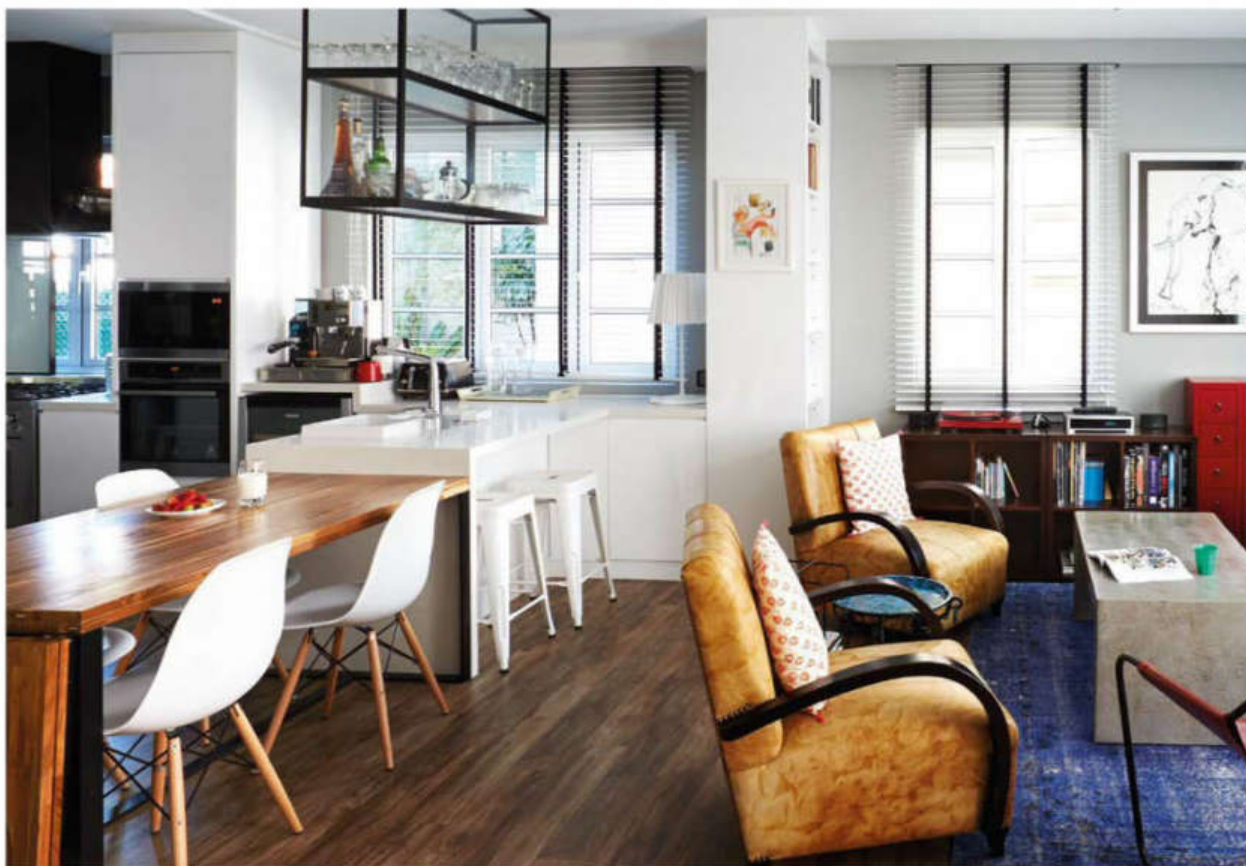
Having lived in many countries while amassing a collection of international furniture and art, this couple are truly global citizens at heart. When they approached interior design firm Project File's director, Alan Choo, the seasoned designer knew that his job was simply to provide the fundamentals for the sophisticated pair and their young children.

That included reconfiguring most of the home's narrow layout to cater to each family member's needs, building plenty of storage compartments, and translating the couple's preference for neutral colours into the refurbished space. "Besides the use of white and grey walls, and wooden tones, they left much of the space planning to me," recalls Alan, who was grateful for the trust the homeowners placed in him throughout the five-month-long renovation, which cost \$260,000. ▶

#### WHERE TO GO

Project File, TEL: 6295-5400

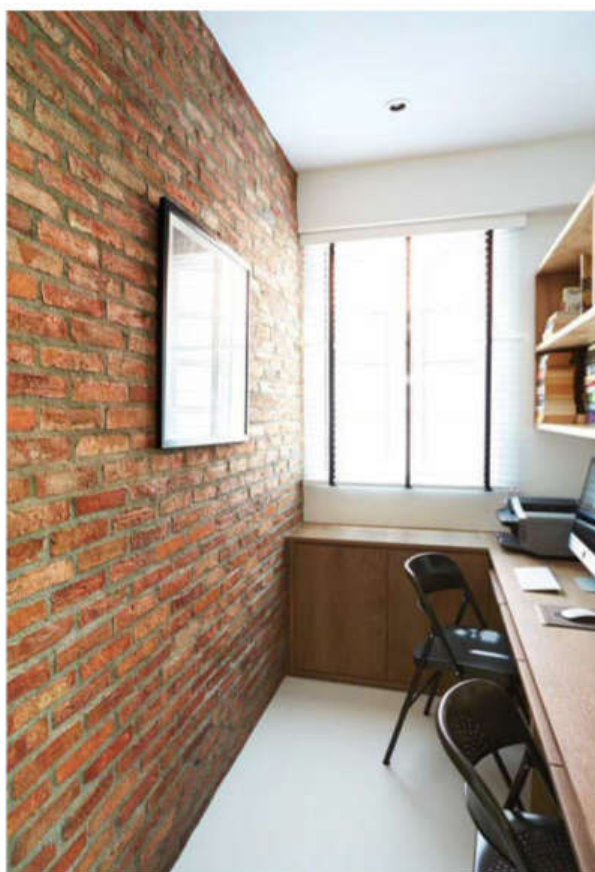




**LEFT**  
The ground floor is anchored by a relaxed-looking living room, which flows seamlessly into the open-plan, custom-made dining area and kitchen.

**BELOW, LEFT**  
The second storey used to be taken up entirely by a master bedroom suite, but it's now split up into a family room and a smaller bedroom for one child. The soothing mix of welcoming furniture and vibrant art and decor accessories was put together by the missus. "She has a really good eye for styling," Alan remarks.

**BELOW, RIGHT**  
An elongated study area has been carved out between two bedrooms on the third floor. The rugged exposed brick treatment for this wall is a surprising feature that breaks up the monotony of the home's many white walls.



**OPPOSITE**  
To combat the limited space, a sink was incorporated into the breakfast counter, and cups and stemware are stored in overhead shelves to avoid tabletop clutter.

**RIGHT**  
Besides mounting their precious collection of artworks on the wall, the proud parents also allocated some wall space for their children's drawings.

**(OPPOSITE) LEFT**  
The children's bedrooms keep to the abode's white theme, but are differentiated with quaint and colourful accessories with a nostalgic feel.

**RIGHT**  
Previously a small bedroom with a double-height ceiling, the fourth floor is now divided into two cosy floors. The designer took a risk by knocking through one of the walls, and uncovered a hidden void (currently occupied by the stairway) that can be turned into usable space.

**BOTTOM**  
A resort-like ambience is created for the washroom attached to the master bedroom suite by cladding it in calming colours. ▶







Areas for both the children and adults are tied well together, thanks to the mainly white palette.





This newly uncovered space now functions as a private study, and leads the way up nicely to the couple's private hideaway. ●



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**Hafary Pte Ltd:** 105 Eunos Avenue 3, Tel: 6250 1368

**Homeplus 2000 Building Products:** 312 Changi Road, Tel: 6846 8749

**Homewerkz Pte Ltd:** 28 Sin Ming Lane, #03-144/145, Midview City, Tel: 6659 5955

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**J-Asia (Singapore) Ptd Ltd:** 33 Ubi Avenue 3, #01-30, The Vertex, Tel: 6339 2338

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## Q&amp;A

YOUR RENO  
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ANSWERED

We answer your renovation and decorating questions with help from industry experts. E-mail questions to [maghomedecor@sph.com.sg](mailto:maghomedecor@sph.com.sg).

**I like the idea of mood lighting at home. Any tips on where to place lamps?**

Every space needs three types of lighting. While two of them – general and task lighting – are more functional, it's accent lighting that creates mood.

Accent or mood lighting is what creates that "hotel-room effect" – an inviting, relaxing ambience that just puts you at ease. You can recreate that at home with lamps that emit soft diffused warm light.

"To create mood, turn off brighter lights and switch on softer mood lighting. Use lower-wattage bulbs – incandescent bulbs work much better as they have a soothing, warm glow.

A dimmer switch is also a great option," says Anthony Desaram of Taylor B Lighting Gallery.

Depending on your furniture arrangement, you can use floor as well as table lamps. These are more versatile than wall-mounted scones, for example. It also adds variety to the composition of items in the room.

Just ensure that the colour temperature of the bulbs used are similar so the overall illumination is consistent.

Anthony also suggests placing lamps in unexpected places, such as within a bookshelf or inside an armoire cabinet, to create a unique and calming effect.

**Rattan furniture has become quite hip recently, but how do I maintain it?**

We're glad to see a familiar favourite – rattan furniture – in the limelight again. Being a natural material, the vine is used to make furniture because of its great strength and durability.

However, always keep rattan pieces away from strong sunlight and rain, as these elements can weaken its fibres, says Colin Banning of Dreamweave & Other Stories. His shop carries Danish brand Sika-Design, which specialises in rattan furniture. Humidity is fine though, as rattan grows in this climate.

To keep rattan pieces in tip-top condition, Colin advises brushing them now and then to keep them free from dust and mildew, which can cause the fibre to decay. Then, wipe them down with a soft cloth dampened with soap suds made with dishwashing liquid (to avoid over-wetting the rattan). Use a toothbrush to get into the cracks and crevices.

Always distribute weight evenly on the seat; never kneel or step on the seat as the concentrated weight will exert unnecessary pressure on the strands, says Colin. Spills should be taken care of immediately before they harden or stain, by wiping with a sponge wrung from sudsy water. If you spot mould or mildew growing on your rattan furniture, simply clean with warm soapy water. Then, rinse well and dry it outdoors.

To restore dry, cracked, or split rattan, apply boiled linseed oil with a brush. When the furniture won't absorb any more oil, wipe it clean with a soft cloth. Allow it to dry or harden before using the furniture piece. ▶



design 1951X7SEVEN photography JASPER YU

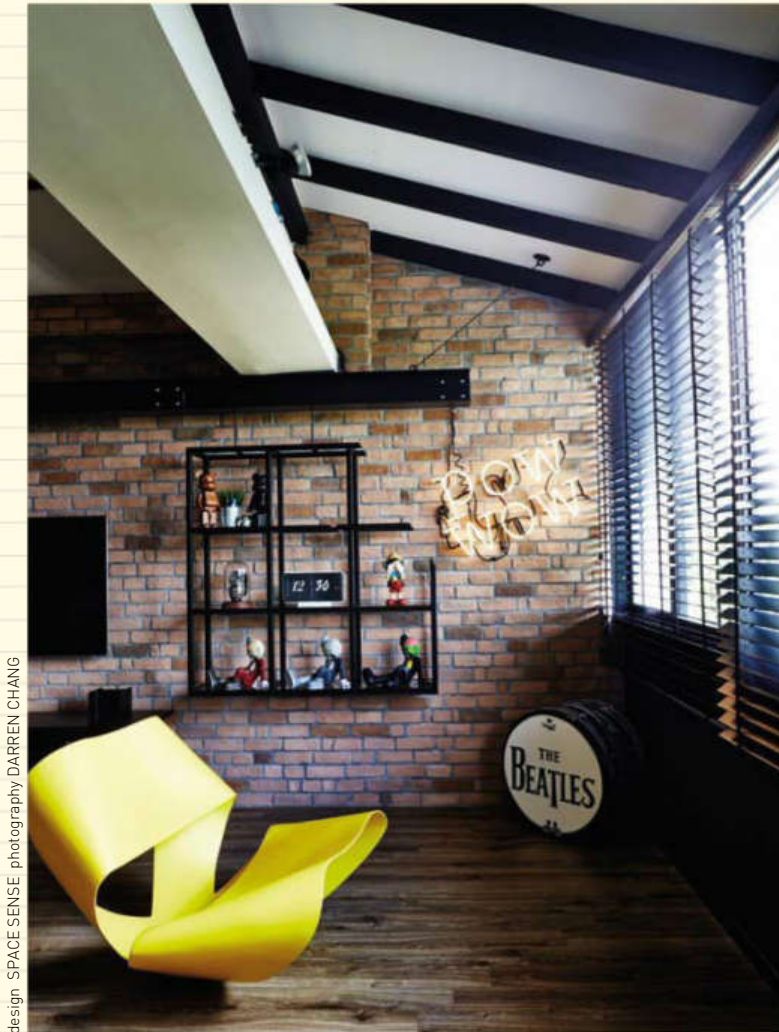




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**For my home, which is very breezy, should I use Venetian blinds (they might flap and make a lot of noise), or standard curtains?**

How lucky you are, to be living in such a breezy place! On the flip side, strong winds can cause problems, too. Curtains would be the wrong choice for your windows in such breezy conditions, unless they are made of a thicker and heavier material, or are weighted.

Covered drapery weights can be sewn inside the hem of the curtain – this helps the curtain stay in position, and fall better as

well. You can ask your curtain supplier to sew them in, or sew them in yourself.

Horizontal blinds might actually be the better choice for windy homes – you just have to ensure that they can be fixed at the bottom to the window frame, so they don't flap and cause a racket.

How about not having window treatments? Use window films to keep the heat and glare out instead. These are not necessarily tinted, and can actually look like there are no films on the window at all!

**Dust is a big problem in my home. How do I keep it dust-free?**

Do you keep lots of decorative items at home and hoard paper (old newspapers, magazines and books)? Is the majority of your furniture upholstered, and is your closet stacked full of clothing? If you've answered yes to these questions, we're not surprised that you have a dusty home!

Dust is made up of tiny particles that include fabric fibres, paper, hair, dead skin and dirt. It's important to get rid of dust on a regular basis, as it can cause health problems.

First, clear hard-to-clean items that dust can settle on, such as decorative objects. Throw away old paper items (which degenerates), reduce the amount of fabric-covered furniture and other soft furnishings (which dust is attracted to), and clean out your closet (dust falls from your clothes when you open the closet door, just look at the floor of your closet).

Regular cleaning is the key to keeping your home dust-free. Sweep and vacuum regularly, and wipe down surfaces with a damp cloth or a microfibre cloth, which can trap the smallest dust particles. Bedding should be changed once a week for pillowcases and sheets (don't leave them longer than two weeks). Once in a while, take out your pillows and duvets, as well as seat cushions and rugs, and beat them (with a broomstick or pole) to get rid of the dust that has accumulated on them. ●





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# GREEN YOUR HOME

We all love the look of plants at home. Research even shows that they help lower stress and improve your well-being. With these six plants, you'll get the feel-good effects without needing a green thumb!



## ALOE

This plant is not only beautiful, but also very useful. The leaves are filled with a gel that is incredibly healing, especially on burns. Every cook should have aloe at hand!

### Tips to grow:

Aloe loves water and sunlight. Fill the pot with pebbles at the bottom for drainage. Water the soil until soaked and allow to fully dry in between waterings.

## SUCCULENTS

Thick and fleshy plants, they store water and are drought-resistant, making them great for a terrarium. Succulents come in an array of colours, sizes and patterns, and look great grouped together.

### Tips to grow:

Succulents can absorb dew and moisture from the air! Once a week, water your plant with a spray. Focus on the leaves and the top layer of soil.

## MONEY PLANTS

A larger version of this creeper is usually sold in a pot with a centre support for the vines to grow up on. They're inexpensive and can grow quite large. Money plants are also known as natural air purifiers as they absorb toxins and chemicals in the air.

### Tips to grow:

Yellow or fading leaves are a sign of overexposure to sunlight, so keep the plant away from direct sunlight. Twice a month, water the soil until fully soaked and drain it out from the bottom of the pot.

## AIR PLANTS

You can't go more low-maintenance than these. They require absolutely no soil! You can use them in many creative ways – hot glue them onto magnets for your fridge, hang them on walls with wire hooks as decor, or tuck them around your bookshelf.

### Tips to grow:

Air plants like airy spots with good ventilation, such as a big open room. Mist them with a spray twice a month.

## BAMBOO

Lucky bamboo, which grows in water, looks beautiful all year long. It's hardy and resilient – if you're looking for a plant that requires no watering at all – this is it!

### Tips to grow:

Keep your bamboo away from direct sunlight. Place the stalks in a glass container, filled with beautiful pebbles or rocks to hold them up. Fill the container with bottled spring water, fully covering the roots. Twice a month, change the water to keep the plant healthy and to prevent mosquitoes from breeding.

## ROSEMARY

It's a hardy, beautiful plant that's great with chicken, pork and fish, or you can infuse oils and vinegars with the herb. It doesn't wilt easily, so you can spruce up your table decor with cuttings tied around dinner napkins.

### Tips to grow:

Rosemary is a desert plant that thrives under harsh conditions. It likes direct sunlight and very little water. Water it twice a month and prune it often.

## TIP!

If you buy your plant from a tree nursery, always repot it. Nurseries will often use cheap soil filled with clay to save money. Buy good quality potting soil and pebbles for drainage. Fill a few inches of the pot with pebbles, then halfway with soil. Repot your plant and fill it to the top with soil. Give it a good first watering until fully soaked and you see the water draining. ●



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Available in assortment of height, the Stainless Unit Shelf consists of different parts that are easy to assemble and can be customized to meet your needs.



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Wide / Small

### Box



Glass Door



2-tier Drawer

### Shelf Board



Stainless



Oak



Wire

### Wire Basket



\*Some items are only available for special order. Please check in-store for more details.

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**Logitech Bluetooth multi-device keyboard K480, \$59, from major electrical stores.**



### SMART LAPTOP STAND

Keep your laptop cool and at an optimum height with the Ergostand II. Its silent built-in fan cools down your device, so it won't overheat, reducing its risk of wear and tear. With five ergonomic height settings, you can also prop up your device to your ideal angle, to relieve neck and shoulder pain.

**Cooler Master Notepal Ergostand II, \$69, from Challenger.**



### PLUG-AND-PLAY SCANNER

No need to scratch your head over how to install this scanner: Just plug it into your PC with a USB cable, and you're good to go. It can even be powered by a laptop's USB port, so there's no need for a power cable. The V39 also has a built-in stand for smaller desks, and an extendable hinge to scan even the thickest books and files.

**Epson Perfection V39 scanner, \$128, from major electrical stores.**



### HEAVY-DUTY PRINTER

For high-volume print jobs, there's no need for a massive office printer. The MB5370 inkjet printer is perfect for heavy print loads – it's able to store 500 sheets of paper and print 23 black-and-white images per minute. It also scans double-sided documents in a single paper pass, and can print from your mobile phone or tablet.

**Canon Maxify MB5370 printer, \$459, from major electrical stores. ●**





# SENSATIONAL SEPTEMBER Special!

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LEFT  
The trio of judges is made up of celebrated chefs (from left) Audra Morrice, Susur Lee and Bruno Menard.

## KITCHEN MASTERS

### THE JUDGES OF THE INAUGURAL MASTERCHEF ASIA DOLE OUT THEIR KITCHEN TRICKS AND TIPS.

Masterchef Asia is set to launch Sept 3 on the Lifetime channel, with Masterchef Australia alumnus Audra Morrice helming the show alongside three-Michelin-star chef Bruno Menard and international chef Susur Lee. The trio generously share some cooking tips with us.

#### What is the easiest way to make a rich stock in the shortest time?

**Susur:** To make soup quickly, use a pressure cooker. Cut your meat into small pieces, add just enough water to cover the meat and leave it to cook. You'll have a very sweet stock in 15 minutes. It's also important to add a bit of ginger, green onions and *kan bei* (dried scallops). *Kan bei* will create an *umami* flavour with the meat.

#### What can you whip up in an hour for guests?

**Bruno:** I take anything I can find in my fridge, cut them up into small pieces, and stir-fry them in my rice cooker, before putting rice on top. This even leaves me with time to set the table. When guests

arrive, they open the rice cooker and see a beautiful and amazing dish tucked inside!

#### What are five essential things every home cook should have in the kitchen?

**Susur:** You should always have meat; you need it to make stock! As well as ginger – with it, you can make dessert, saute vegetables, and even use it as a cold remedy. You should also have garlic, and definitely rice. The last thing you should have is a wok with a lid, as you can steam, stir-fry and stew things in it!

#### Any solutions for keeping food fresh longer in our climate?

**Bruno:** Plan your week ahead, and go to the market for fresh ingredients at least two to three times a week.

**Audra:** Store your ingredients properly! Don't simply leave vegetables in plastic bags shoved in the fridge. Wrap them in a damp kitchen towel before placing them into plastic bags. But for items like seafood, you really have to plan your shopping trips, so you don't keep them for too long. ●

**Catch Masterchef Asia on the Lifetime channel, Starhub TV channel 514, on Thursdays at 9pm.**



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## Building Blocks

Ikea's new Metod kitchen system was designed with a high degree of customisation in mind. With countertops, drawers, wall, base and high cabinets, frames, doors, accessories and even hinges in different dimensions and styles to choose from, you can mix and match the modules and accessories to configure a truly personalised kitchen. With its wide range of finishes, build your kitchen in a variety of looks ranging from a traditional kitchen to an elegant, contemporary one.

Find out more about Metod kitchen system at Ikea; 317 Alexandra Road, or 60 Tampines North Drive 2, tel: 6786-6868.

## Local Flavours

Continue celebrating our nation's 50th birthday with Pin Tea's debut collection. Each tea flavour was created with a well-known Singapore neighbourhood in mind. For example, Tekka Minute is an aromatic blend of jasmine green tea leaves, inspired by the flower garlands sold in Little India's Tekka Market. With no artificial additives in its teas, Pin Tea promises a natural taste, too.

\$18 for a tin of 12 sachets and \$25 for 18 sachets. For more information, visit [www.pintea.sg](http://www.pintea.sg).



## Animal Farm

Make cooking prep a little more fun with the latest collection from Animal Merchandise. It features chalkboard and postcard designs on cotton aprons, oven gloves, pot mitts, as well as kids' aprons and lunch boxes printed with illustrations of adorable animals, and more. Not just for the young, but for the young at heart, too!

Prices range from \$6.90 to \$99.90.

Visit [www.animalmerchandise.com](http://www.animalmerchandise.com).

## TIP

### ON ENTERTAINING

"Make sure that food is served on nice platters, there are fresh flowers on the table, and the TV is never switched on. Dessert is also a must – my go-to classics include fruit crumble or apple galette." – Dewi Imelda Wadhwa, from And All Things Delicious.





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**PART 2 OF A  
THREE-PART  
SPECIAL ON  
FOREIGN  
PROPERTY**

## HOME (ABROAD) FOR SALE

Buying property abroad is a huge step, but that is only half the job. When selling your foreign property, right timing and a grasp of tax laws are crucial.

Many investors aim to sell their overseas property for a profit, but ensuring your investment reaps healthy gains means navigating through an often unfamiliar and tricky landscape. We look at what sellers of properties in popular locations, such as the UK and Australia, should bear in mind.

### GETTING STARTED

So you want to sell your overseas property? First things first – it's crucial to get your finances and legal paperwork in order before marketing the property. Camilla Dell, managing partner of British property buying agency Black Brick, says: "Normally, this will be done by the solicitor who acted on the purchase of the property, so your first point of call should be to your conveyancing lawyer to make sure he is prepared and ready for the sale."

If you have held the property for an extended period, ensure that you have all the relevant certificates and approvals, she adds, as the buyers' lawyer will require these.

### TIMING

When you put the property on the market is another critical factor to consider. Some people may choose to sell their properties well before the completion of the purchase in hopes of making a quick profit.

However, Doris Tan, head of international residential property services at JLL Singapore, warns that it is not a simple process. For instance, buyers of British properties need to ensure that they have sufficient funds to complete the full transaction with the developer, even if they plan on selling the property before its completion.

Should the transaction between the original buyers and new buyers fall through, the onus will be on the original buyer to complete the property purchase, she adds.

Some buyers purchase property with the intention of selling it a few years later for capital gains. Peter Thng, executive director of Reapfield Property Consultants, notes that capital appreciation in Australia sometimes moves at a steady and moderate pace, so it is advisable to hold properties there for more than four years to see decent appreciation.

Capital gains tax laws will also influence how long you hold on to your property.

The New Zealand government recently introduced measures against speculation, so anyone selling a residential property that is not their main home within two years of purchase will face a tax on capital gains.





In Malaysia, the longer one holds a property, the lower the property gains tax will be.

Sellers also need to pay close attention to developments in the domestic property markets and the state of the economies. Peter notes that returns may well depend on where the market lies in the property boom-bust cycle.

Exchange rate movements can also be a big factor to watch out for, adds Savills' head of international residential sales, Gavin Sung. Something as innocuous as the passing seasons can influence your decision as well. Camilla of Black Brick observes that most sellers in the UK typically put their properties on the market in spring – that is, in March, April and May.

"The days are longer and, generally, properties look better when the weather is better, while very quiet periods tend to be around Christmas and New Year," she explains. But this varies for different markets.

"The prime central London property market is so short on supply that you can't really go wrong putting your property on sale any time between March and November", she adds.

### PROPERTY VALUATION

As you prepare to sell, you need the right real estate agency to evaluate the property and market it at the right price. Be clear on the valuation process of each real estate agency.

For instance, Black Brick ensures at least three estate agents will evaluate the property and report their estimates on what the property could sell for. The agency then checks these recommended asking prices with comparable sales data.

Rather than simply relying on figures relayed by agents,



Peter of Reapfield Property Consultants said it is "best to do your own homework" by observing recent transactions of similar properties. Marketing the property at the right price is crucial. Camilla cautions: "Often, the properties that end up sitting on the market for months on end are overpriced."

### FINDING A BUYER

Every seller wants to find a buyer, and this means appointing a real estate agency to undertake the marketing. The foreign ownership laws in each country will determine who your potential buyers will be, which will affect your marketing strategies.

In Australia, resale homes can be bought by only Australians or permanent residents.

It might be best to engage a local real estate agent to source for local buyers, says Peter.

No such foreign ownership restrictions apply in the UK, Japan and New Zealand.

Andrew McCasker, head of property finance for South and South-east Asia at the National Australia Bank, notes that sellers in such markets may choose

an offshore agent to market the property to international buyers as well.

Before selecting a real estate agent, find out more about the agent's marketing plans.

Typically, the agents should list your property on their website and other mainstream property portals, conduct viewings of the property and, in some cases, an auction of the property.

Sellers should also make their properties as attractive as possible. This can be as simple as making sure the place is clean and all lights are working. Even the aroma of freshly brewed coffee during viewings is said by some to make a difference. Camilla says: "First impressions count for a lot and buyers can be easily put off by a dirty house full of clutter."

### LEGAL PROCESS

After finding a potential buyer and engaging a lawyer, the seller then needs to negotiate with the buyer. Initially, the seller needs to agree on the terms of purchase with the buyer. These include the purchase price, transaction timeline and whether furniture is to be included in the sale. ➤





And unless it is a new development, the buyer will normally make an offer subject to a full physical examination by a surveyor. The buyer may also negotiate a period of exclusivity, during which the seller cannot market the property. Caspar Harvard-Walls, a partner at Black Brick, says: "You should try to agree on all key terms at the outset so that there is less scope for argument later on."

This initial agreement is non-binding for both parties. Both are entitled to walk away at any point until contracts are exchanged. After that, lawyers of the sellers and buyers will enter into correspondence.

As the seller, your lawyer is required to send a package of documents that will include the draft contract, title information, your replies to standard inquiries and any supporting information.

During this period, the buyer may engage a surveyor to examine the physical condition of the property. Your lawyer will aid in the negotiation of terms until

both sides are satisfied.

The second stage involves the exchange of contracts. Before this exchange, both sides must agree on a completion date – the date when the full purchase price must be paid.

If you are selling a property that is still being built, the completion date is delayed until the property is ready for occupation. A deposit, usually 10 per cent of the total purchase price, is paid during the signing of contracts. Once contracts are exchanged, the buyer is committed to the purchase and must pay the rest of the purchase price on the completion date.

The last stage is at the agreed time of completion. By this date, the buyer is required to pay the remaining balance. Usually, no cheques are allowed and the lawyers are tasked with making sure payment is received.

At the closing of the deal, the seller will sign a document that transfers ownership to the

new buyer. The general process is similar for most countries such as Australia, the UK and Japan, although each country has different terms and slight variations in the process.

In Japan, when preparing a real estate sales contract, the seller needs to notify the buyer of the condition of the property. The seller is required to hand over the property in the condition reported in the contract.

The mode of payment also differs across countries. Conveyancing lawyer Tan Seow Peer from Joseph Tan Jude Benny LLP says that in countries such as Malaysia and the US, the money is put in an escrow account with a stakeholding company. Lawyers ensure that certain processes are completed before releasing the documents that register the buyer as the new owner.

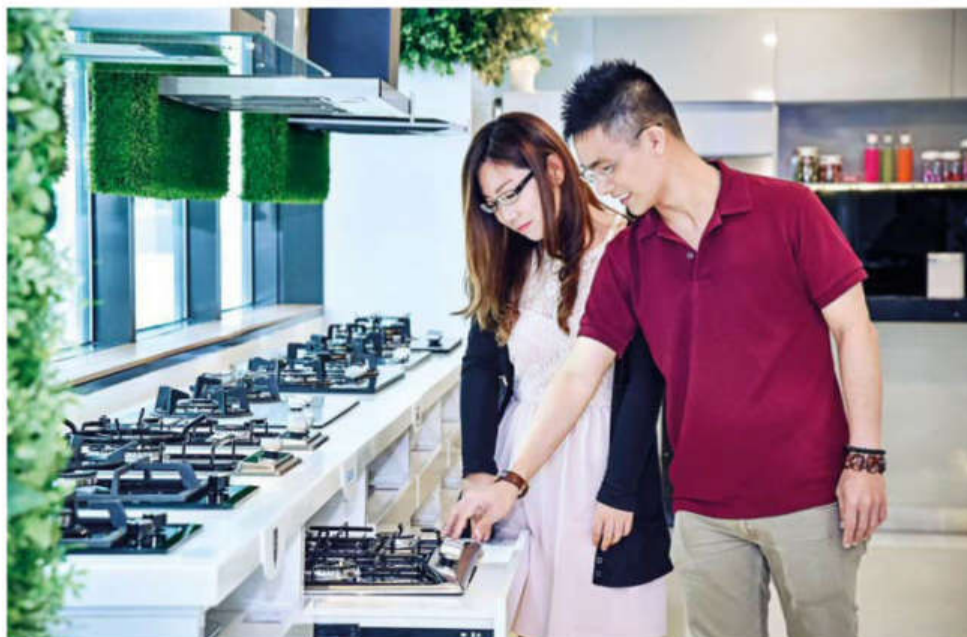
Sellers also need to take note of different taxation systems across countries. Before the completion date, sellers must usually settle any fixed asset taxes, capital gains tax and any other property management fees. There are also additional fees, such as land registration cost and agent's commission. Real estate agents typically charge between 1.5 per cent and 3 per cent of the final sales price. ●

***This article first appeared in The Sunday Times. Don't miss part three of our foreign property special. We tell you what you need to know about selling your overseas property in Malaysia.***



# GO GREEN, GO CITY GAS

Find out about the benefits of gas appliances, and enjoy amazing promotions at the Go Green, Go City Gas event this October.



Conserving the environment and reducing our household expenses are issues that are close to many of our hearts. Now, there's a simple way to make a positive impact in both areas – by choosing to use gas appliances. Gas appliances typically emit less carbon than electric ones and are less costly to run, making them ideal complements for an eco-friendly lifestyle even while they save you money. Besides, they are safe and reliable to use, which is why close to 715,000 residential customers receive their on-demand gas supply from City Gas.

To discover the benefits of switching to City Gas, drop by its annual roadshow, Go Green, Go City Gas, from October 6 to 8. Held at Toa Payoh HDB Hub, the premium industry event is the perfect place to learn about energy-efficient solutions you can introduce in

your home, from gas appliances like gas water heaters to gas clothes dryer, and cooker hobs and hoods from a wide variety of brands. Also check out the new gas hob with timer control, an essential cooking solution for

new and existing homeowners who are looking for the ultimate kitchen helper. Its safety features provide peace of mind to homeowners, especially senior folks or busy mothers who are multi-tasking at home.

Can't make it to the roadshow?

Then drop by City Gas Gallery, their expansive one-stop retail hub at PWC Building at 8 Cross Street. The gallery offers a wide range of kitchen appliances and solutions, as well as live demos of gas appliances; there are even expert advisors on hand to help you with your queries before you make the switch.




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For more information about Go Green, Go City Gas or City Gas's products and services, visit [www.citygas.com.sg](http://www.citygas.com.sg) or [www.facebook.com/citygas150](https://www.facebook.com/citygas150).

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# GREASE AWAY

Different cooker hobs require various cleaning methods. Here's a handy guide to maintaining a clean, shiny cooktop.



## TIP

**Ordinary table salt works wonders with cleaning grease patches on stainless steel, as well as enamel, hobs. While the hob is still warm, sprinkle salt over grease spills and let it sit until the hob cools down. Wipe down the surface, adding water if necessary.**

Cooker hobs get grimy if you don't clean them regularly. Tackling spills and grease as soon as possible, before they bake on the surface, is much better than spending more time on the job once a month.

### GAS HOBBS

Soak burners in the sink or a washbasin filled with warm sudsy water for a few minutes. Use a straight pin to clear any blockages on fuel ports. Rinse the burners thoroughly under cold water. Place them upside down on a dry, clean towel and allow to dry completely.

Do the same for greasy grates. If burnt-on food and grease have turned into a sticky film, use hot water and soak for a longer period of time before scrubbing.

### ELECTRIC-PLATE HOBBS

Conventional electric hobs have solid hotplates. Using a mixture of hot water and lemon juice, wipe around the hotplate following its circular grooves. Wipe again with a clean damp paper towel and make sure to dry thoroughly.

Applying a thin layer of cooking oil on the surface will not only leave the hotplates looking great, but will also prevent rust from forming.

### INDUCTION HOBBS

Induction hobs are easier to clean as food spills are less likely to burn on the cooktop.

However, the glass ceramic surface is susceptible to scratches,

so avoid using abrasive cleaners or materials. Instead, apply warm soapy water with a soft cloth or sponge. Rinse and dry the surface, then wipe with white vinegar and buff with a clean cloth for extra shine.

### CERAMIC HOBBS

Newer electric and gas hobs come with a glass-ceramic surface. The smooth top makes for effortless clean-up, but can scratch and discolour easily, too. There are cleansers that are specially made for these hobs, but warm vinegar is just as effective in removing marks and stains. Make sure to use a microfibre cloth when cleaning such hobs. ●





# MAKING ROOM FOR MORE

**Running out of space at home? The easiest solution: Storhub.**

Call it organised mess but, at the end of the day, stacks of boxes stuffed with your personal treasures will still clutter your beautiful home. The truth is that apartments in Singapore are just not equipped with enough storage solutions!

That is where storage facilities such as Storhub come in handy. The home-grown self-storage brand, easily recognised thanks to its smiling face logo and signature blue and yellow buildings, aims to cater to your growing need for space.

Rent from a variety of storage units; from a small closet-sized nook at 16sqf – large enough for 10 medium-sized boxes – to spaces more than 300sqf each. These spaces can be used for more than just storage – they can also be an extension of your lifestyle.

Take, for example, a 100sqf unit. The size of a small bedroom, the space can be used freely as an extended walk-in wardrobe, a showroom for your collectibles and even a personal gym! With air-conditioning, fans, extra lights, racks and plenty of packing supplies on hand, Storhub can help you create a comfortable, conducive sanctuary for any purpose.



Rent a unit for free for the first month, with no deposit required! For a limited period only. Terms and conditions apply.



Rest assured that you will have convenient access to your belongings. Storhub facilities are accessible all day and all facilities come equipped with free-to-use trolleys, ample loading and unloading areas and plenty of parking spaces. With eleven facilities conveniently located around the island, your storage unit will never be too far from home.

Access to your storage unit is easy, yet secure. Either a key code or biometric identification is required to give you access to the facility, with you holding the key to your personal storage unit. With round-the-clock surveillance, rest assured your belongings are kept in a safe and secure environment.

Renting is easy, too: Head to Storhub's website and make use of its handy Space Calculator to determine how much space you will need, register your interest and you're good to go! Striving to make storage space affordable and easily available, Storhub offers flexible lease rates starting from as little as \$1 a day!

For more information on Storhub's storage units, visit [www.storhub.com.sg](http://www.storhub.com.sg).

## Singapore Pride

In commemoration of Singapore's 50th birthday, Homes To Life has launched a limited-edition Singapura Club Chair (pictured, \$699) designed by local furniture designer Toh Chye Seng. The comfy seat follows our flag's red and white colour scheme that signifies our values and vision. Only 20 pieces of the chair are in stores now.

**Available at the Homes To Life pop-up store, #01-31 Westgate, tel: 6822-6018.**



## All In One

Don't have time to wait for your food to defrost? The new EMS3288X microwave oven from Electrolux is able to automatically set the most suitable settings to defrost your food quickly. The 4-in-1 microwave oven also lets you cook, grill, heat up and steam your food. Another great feature is the auto-cook button, which has various pre-installed functions that will cook your meals at the ideal temperature, so you don't over or undercook your meals.

**The Electrolux EMS3288X 4-in-1 microwave oven is priced at \$659.**

**Visit [www.electrolux.com](http://www.electrolux.com) for more information and store locations.**



## Safe and Secure

Safely secure heavy loads, display pieces and shelves to plasterboards at home with Grip It Fixing by RS Components. It is easy to use, removable and reusable, so removing or shifting your mounted wall displays won't be a problem. Simply drill a hole, insert the plastic plugs with wings, gently tap in the screw with a hammer and secure it with a screwdriver. Grip It fixings comes in four various sizes, measuring from 15mm to 25mm.

**A 32-piece plasterboard fixing kit costs \$32.85, available at [www.rs-online.com](http://www.rs-online.com).**



## Bathroom Bliss

The clean-looking rectangular GSI Kube countertop washbasin might look simple, but it's actually very versatile, and can complement most bathroom decor. Its slim proportions also make for a chic, streamlined look. The washbasin is part of Hemsley's Hello! series of minimalist-style bathroom products; explore the range for complementary products at great prices.

**The GSI Kube #8982011 countertop washbasin retails for \$665 at Hemsley, #07-01 Halcyon Building, tel: 6337-3136. Visit [www.hemsley.com.sg](http://www.hemsley.com.sg).** ●



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## IT'S A COVER-UP

The standout features of this four-room HDB flat were created with a clever sleight of hand using paint!

With no prior experience renovating a home, the newly-wed owners of this HDB Built-To-Order flat along Yuan Ching Road reached out to Space Factor for help. The interior design firm helped them narrow down their many ideas, and keep in line with their \$30,000 budget.

The couple chose to have a contemporary Scandinavian look with some industrial elements. This meant creating a soothing palette of wood tones, whites and greys throughout the home, with furnishings in light colours and clean lines, to keep the living room looking bright and airy.



To jazz up the spacious flat, Space Factor added a bar counter and decided to play with wall textures, creating two standout features. In order to keep within the allocated budget, the designers stayed away from expensive materials and used paint to create the effects they wanted. One of the feature walls, in the living room, for example, sports imprinted surfaces that look like metal plates riveted to the wall, says the designer. It was then painted a soft grey. Another wall, behind the bar counter, was given an imprint of a brick wall and painted accordingly to look rustic.

The homeowners wanted plenty of wood in their home as well, so the designers used wood-lookalike laminates as an alternative to real wood. The bar counter, matching TV console-cum-bench and wall-mounted cabinetry were clad in different styles of such laminates. The same were also used in the master bedroom and study room, cladding floor-to-ceiling storage units in each room. ●

### WHERE TO GO

Space Factor, TEL: 6746-0082



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www.kludi.com

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www.watelier.com

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www.8edtimes.com

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www.englander.com.sg

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**Danovel**  
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www.danovel.com

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www.ekonnes.com

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www.grafunkt.com

**Harvey Norman**  
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www.harveynorman.  
com.sg

**Ikea**  
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Tel: 6786-6868  
www.ikea.com.sg

**Lorenzo**  
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Pan-I Complex  
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www.lorenzo.com.sg

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www.lifestorey.com

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Tel: 6270-8828

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www.om-home.com

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Tel: 6734-7939  
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bobois.com

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Tel: 6273-2522  
www.starliving.com.sg

**Taylor B Fine Design  
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#04-02  
43 Keppel Road  
Tel: 6225-7090  
www.taylorbdesign.com

**Teak & Mahogany**  
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Tel: 6273-8116  
www.teakand  
mahogany.com

**The Design Store  
by Lifestorey**  
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Tel: 6749-2422  
www.lifestorey.com

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www.unitradingwf.com

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www.xtra.com.sg

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Tel: 6774-8031  
www.xzqt.com.sg

## INTERIOR DESIGNERS

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www.blacknwhite  
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Tel: 6846-0033  
www.distinctidentity.  
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### ELECTROLUX ERGORAPIDO 3RD GENERATION CORDLESS STICK VACUUM IN LOVE RED WORTH \$209

Enjoy the freedom of cordless cleaning with this self-standing stick vacuum that comes with a double layer filter, a 0.5-litre dust container and cordless cleaning that lasts up to 20 minutes. The design of the nozzle joint and large wheels in the back provide 180-degree manoeuvrability, especially on thicker carpets.



### ELECTROLUX OVEN TOASTER WORTH \$129

This multifunctional table-top mini oven is a superb and convenient toaster to bake, heat up, cook and grill all your favourite dishes. It comes with a removable crumb tray and variable cooking functions, with temperatures ranging from 90 to 230 deg C, zero to 60 minute-long timers and a large capacity of 21 litres.





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**ELECTROLUX EASYPUR 1.5L  
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The clever design of this triangular kettle makes it easy to open the lid with just one hand. Stay safe with the stainless steel concealed heating element, while the 360-degree cordless swivel base enables easy lifting and placing.



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Powerful, simple and efficient, the Electrolux stand mixer is the perfect kitchen assistant. Experience five turbo speed controls, and enjoy ease of use thanks to the detachable hand mixer and slim wire whisks.



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**ELECTROLUX EASYLINE  
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Satisfy your morning caffeine craving with this classic coffee maker that serves up to 15 cups. It includes a safety auto-off function after 120 minutes, an anti-drip system for hassle-free operations, a removable filter basket and a non-stick heating plate for easy cleaning.



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**ELECTROLUX AZREZZA  
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This is a dynamic and modern iron with a spray function, a rubber handle for a safer grip and a 2m-long cord that can swivel 360 degrees. The clearly marked dial makes it easy to choose the right temperature to use on all types of fabrics, and the iron's self-clean function removes lime residues from the stainless steel soleplate's holes.



### **SOFSLEEP PREMIUM LATEX PILLOW WORTH \$128**

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### **CHABATREE IVORY THREE-PIECE DEEP STORAGE CONTAINERS WORTH OVER \$100**

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### **CHABATREE BLANCHE THREE-PIECE GLASS JARS WORTH \$107**

Chabatree products are environmentally sustainable, using wood sourced from controlled plantations. No chemicals are used during the treating and finishing processes, too. These jars are handmade with high-quality utility glass and come with a beechwood lid. All Chabatree products are sponsored by Hommage Lifestyle.



### **CHABATREE FOUR-PIECE KITCHEN ACCESSORY SET WORTH OVER \$100**

The set includes salad servers, a hand-towel stand, a slotted turner and a ladle. Made of plantation teak wood and finished with natural oil, every piece is free of chemicals, and meticulously shaped and smooth. Clean them with a damp cloth or mild soap, and rub occasionally with food-grade oil to keep the wood gorgeous.





### **CHABATREE MAME POLKA DOTS SET WORTH OVER \$130**

The set includes two bowls, two plates and two mugs, all made of quality ceramic and decorated with hand-painted designs.



### **CHABATREE CYNOSURE FOUR-PIECE GLASS JARS WORTH OVER \$82**

These handmade jars come with non-toxic acacia wood lids and airtight food-grade silicone seals, making them suitable for storing flour, grains, sugar and more.



### **BONA WOOD FLOOR CLEANING KIT AND THREE CLEANING CLOTHS WORTH \$60**

Spray and wipe your floors with this starter kit, which helps you remove stains, dirt and grime from your wood flooring effectively. The kit includes a four-piece mop with a handle, a washable cleaning pad and a 1-litre spray bottle.



### **BONA STONE, TILE AND LAMINATE CLEANING KIT AND THREE CLEANING CLOTHS WORTH \$60**

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### **HOMMAGE LIFESTYLE SALA SOFA, COFFEE TABLE AND TWO CUSHIONS INSERTS WITH COVERS WORTH OVER \$3,280**

Designed by Nobuo Mori, Sala is Italian for an entrance hall, living room, or a salon. These Scandinavian-style pieces are made of oak with knars – knots that develop on tree trunks or roots. The wood used for this series feature varying knars, grains and colours.



Photo is for illustration purposes only.

## INSIDE VIEW

Let our host take you around the Fair for a quick introduction to products and offers, with demonstrations and more, during these special interludes:

OCT 2 (SATURDAY) 2pm–4pm & 5pm–7pm

OCT 3 (SUNDAY) 3pm–5pm





# EXHIBITOR OFFERS

Check out the latest trends in interior design, furniture, soft furnishings and household services. Enjoy these exclusive offers and promotions from our exhibitors, at the Fair.



## BONA FAR EAST & PACIFIC

**OFFER** Enjoy up to 40 per cent off when you purchase a Bona spray mop and a 4-litre refill at \$70 (U.P. \$112.70), and a Bona cleaning kit at \$30 (U.P. \$50), at the Fair.



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**OFFER** Receive up to 20 per cent off Legate invisible grilles, carpet grass and multi walls. Beautify your living space with the grilles, which come with warranty up to seven years. Terms and conditions apply.



## ERGOWORKS

**OFFER** Get great savings with the purchase of the latest Healthy Ergo-Study desk and chair set (from \$699) at the Fair.

**STAR BUY** Grab the Ergostars Healthy Ergo study desk and chair set at \$799 (U.P. \$2,198), while stocks last. Terms and conditions apply.



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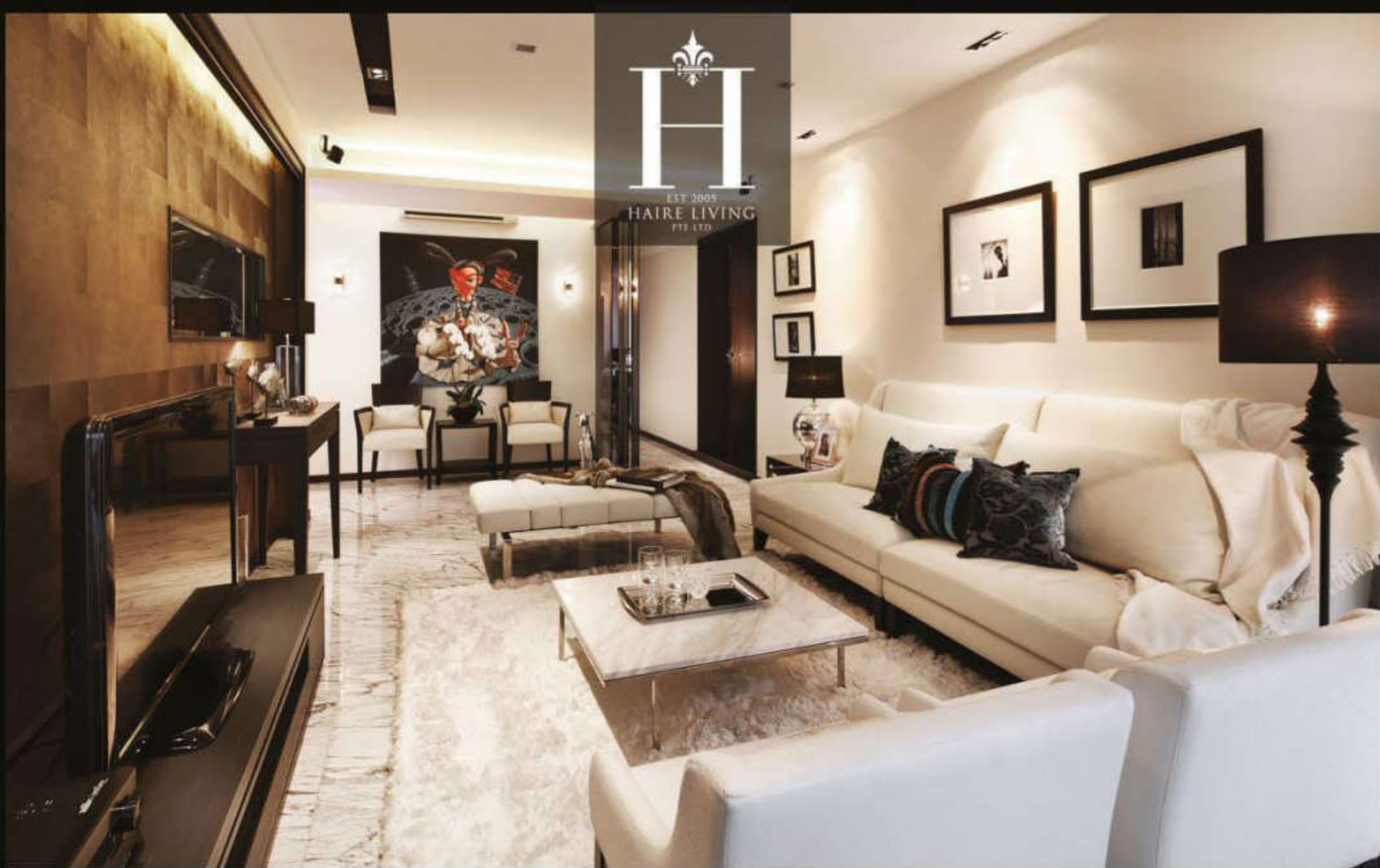
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